

**30 Adelaide Road, Mallala, SA, 5502**

**Harcourts**

**House For Sale**

Saturday, 10 August 2024

30 Adelaide Road, Mallala, SA, 5502

**Bedrooms: 4**

**Bathrooms: 1**

**Type: House**



Jordan Varley  
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## Charming Family Haven with Endless Potential on Expansive Block

Welcome to 30 Adelaide Road, Mallala, presenting an exceptional opportunity for first home buyers, families, or a great foundation and spacious block for those eager to infuse their own style and vision. Built in 1992, this home seamlessly combines comfort and functionality, making it an inviting space for all stages of life.

As you enter, you'll be greeted by a spacious and inviting living area, complete with a split system to ensure year-round comfort. The open kitchen and dining area is thoughtfully designed, featuring modern elements that make meal preparation and family meals a joy. With four cozy bedrooms and ceiling fans to some of the rooms, the home ensures everyone enjoys their personal space and comfort.

The property sits on a generous 1156m<sup>2</sup> block, offering plenty of room for outdoor activities, gardening, or future expansions. Notably, the property features a large 6x9m shed and an additional tool shed, ideal for storing equipment or pursuing hobbies. Rear access to the property enhances convenience and flexibility, making it easy to manage your outdoor lifestyle. For climate control, the home is equipped with evaporative cooling, ensuring a pleasant environment throughout the year.

Mallala itself is a delightful community known for its welcoming atmosphere and picturesque rural setting. The area is celebrated for its expansive open spaces and tranquil lifestyle, providing a peaceful retreat from the hustle and bustle of city living.

30 Adelaide Road is more than just a house; it's a space brimming with potential, where you can build memories and enjoy the freedom of a substantial block.

Zone - Neighbourhood

Land Size - 1100m<sup>2</sup>

Easements - Nil

Year Built - 1992

CT - 5381/778

Rental Estimate - \$530 - \$550 per week

Contact Jordan Varley for More Details:

Phone: 0403 428 383

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