

30 Amy Street, West Croydon, SA 5008



House For Sale

Wednesday, 19 June 2024

30 Amy Street, West Croydon, SA 5008

Bedrooms: 2

Bathrooms: 1

Parkings: 2

Type: House



Nathan Viola
0882928300

Auction (USP)

Welcome to 30 Amy Street, West Croydon, a beautifully updated home offering a perfect blend of modern amenities and classic charm. As you step into the living and dining area, you are greeted by a spacious open-plan design, enhanced by large windows that allow natural light to flood the room. The living area features a split system and evaporative air conditioner and a heater, ensuring comfort throughout the year. The well-appointed kitchen features ample cabinetry, sleek countertops, and modern appliances, including an electric stove and oven. This home boasts two generously sized bedrooms, each with built-in robes and one with a ceiling fan, offering plenty of storage and a peaceful retreat for rest and relaxation. The master bedroom is particularly spacious, with ample room for additional furniture if desired. The bathroom is well-maintained and features a separate shower, adding to the practical layout of the home. Neatly tucked away in the bathroom is a European-style laundry, providing convenience without compromising on space. Outside, the property continues to impress with a large verandah at the back, perfect for entertaining guests or enjoying a quiet evening outdoors. The carport with an automatic roller door provides secure parking and additional storage space. The low-maintenance garden is well-kept, offering a serene outdoor space without the hassle of extensive upkeep. Situated in an enviable location, 30 Amy Street, West Croydon offers unparalleled convenience. Just a short stroll to the West Croydon train station, commuting is a breeze. Welland Plaza and Croydon Foodland are nearby for all your shopping needs. Food enthusiasts will love the proximity to Queen Street Café and Plant4Bowden. Families will appreciate being zoned to Woodville High School and the convenience of nearby schools like Kilkenny Primary School and St Michael's College. This prime location truly enhances the lifestyle appeal of this charming home.

What we Love:

- Spacious open-plan living and dining area with large windows
- Split system and evaporative air conditioner and heater in the living area
- Kitchen with ample cabinetry, sleek countertops, & modern appliances
- Two generously sized bedrooms with built-in robes
- Ceiling fan in one bedroom
- Well-maintained bathroom with separate shower
- European-style laundry tucked away in the bathroom
- Large verandah at the back for entertaining or relaxing
- Carport with automatic roller door for secure parking and storage
- Low-maintenance, well-kept garden
- Short stroll to West Croydon train station for easy commuting
- Close to Welland Plaza and Croydon Foodland for shopping
- Near Queen Street Café and Plant4Bowden for dining and entertainment
- Zoned to Woodville High School
- Close to Kilkenny Primary School and St Michael's College

Auction: Saturday, 6th July 2024 at 11.00am

Any offers submitted prior to the auction will still be under auction conditions. It is the purchaser's responsibility to seek their own legal advice and a Form 3 Cooling-Off Waiver.

PLEASE NOTE: This property is being auctioned with no price in line with current real estate legislation. Should you be interested, we can provide you with a printout of recent local sales to help you in your value research. The vendor's statement may be inspected at 742 Anzac Highway, Glenelg, SA 5045 for 3 consecutive business days immediately preceding the auction; and at the auction for 30 minutes before it commences.