

30 Francis Street, Northgate, SA, 5085



House For Sale

Friday, 30 August 2024

30 Francis Street, Northgate, SA, 5085

Bedrooms: 5

Bathrooms: 2

Parkings: 2

Type: House



Jimmy Wu



Jackson Pinchbeck

Spacious Family Home with Scenic Reserve Views and Flexible Floor Plan!

Nestled on a picturesque corner allotment directly opposite the Francis Street Reserve, which has the addition of a playground and expansive open space, this exceptional home perfectly combines convenience, tranquility, and modern living.

Inside, the home boasts a flexible floor plan designed for spacious family living. The layout unfolds with a grand double-width entryway leading from the porch, offering five bedrooms (or four plus an additional study), two well-appointed bathrooms, and a generous open-plan living and dining area that's perfect for entertaining family and friends. The space flows effortlessly through glass doors to a private courtyard, where the aspiring home chef can cultivate their own garden, and an outdoor alfresco area, perfect for summer BBQs.

A double garage with a rear roller door provides direct access to the backyard, completing this thoughtfully designed home. Ideal for growing families or investors, this property comes with the added convenience of a tenant already in place, making it a smart choice for those looking for a solid investment.

Features that make this home special:

- Master bedroom complete with walk-in robe and fully tiled ensuite with spa bath and double sink vanity
- Bedrooms 2 and 3 of good size, with both offering built-in robes
- Additional bedroom 4 and 5, with the option to be used as study or guest bedrooms
- Spacious open plan living and dining with glass doors opening to the outdoor alfresco area and separate courtyard
- Stylish kitchen featuring breakfast bar, ample cupboard and bench space plus stainless steel appliances including gas cook top
- Main bathroom with floor-to-ceiling tiles
- Powder room providing second toilet
- Laundry with direct external access
- Alfresco entertaining area
- Ducted air-conditioning
- Double garage with panel lift door, and additional roller door for direct access to the backyard
- Currently tenanted for \$750.00 per week until February 2025

Please note: The dishwasher is the property of the tenant, and the blinds in the office/bedroom 5 also belong to the tenant. Most of the items inside the garage belong to the current owner.

The suburb of Lightsview has been carefully designed with attention to convenience and open spaces, incorporating pedestrian linkages, 15 hectares of local parks and public reserves, public transport and cycling routes. Located close to Northgate Shopping Centre, Medical Centre and a variety of excellent public and private schools. All this and only 7km (approximately) to all the cafes and shopping North Adelaide has to offer and the vibrant Adelaide Oval River precinct and less than 9km (approximately) to the CBD.

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The Vendor's Statement (Form 1), the Auction Contract and the Conditions of Sale will be available for perusal by members of the public - (A) at our office located at 78-80 North East Road, Walkerville for at least 3 consecutive business days immediately preceding the auction; and (B) at the place at which the auction is to be conducted for at least 30 minutes immediately before the auction commences.