

**30 Ratcliffe Road, Aldinga Beach, SA 5173**



**House For Sale**

Sunday, 23 June 2024

30 Ratcliffe Road, Aldinga Beach, SA 5173

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 1**

**Area: 362 m2**

**Type: House**



James De Boo

0405479858

**\$677,000**

Eligible First Home Buyers take advantage of the \$15,000 grant<sup>^</sup>. Eligible First Home Buyers pay NO stamp duty on land<sup>^^</sup> You will be amazed with this design that perfectly blends modern design with a touch of natural beauty. This three bedroom home design provides ample space for the growing family. The design provides large and generous size areas and a thought out layout that works well for large family living, plus a second living room at the front of the home. This house and land package is located close to popular schools, cafes and shopping, it's the location and lifestyle that's hard to believe! This house and land package includes: 2.7m Ceiling Height 2.34m Doors Ducted Reverse Cycle Air Conditioning Kitchen with Benchtops, Overheads and Pantry Stainless Steel Kitchen Appliances Chrome & Ceramic Finishes to Sanitary Ware Timber Laminate Floors to Main Living area Carpet to bedrooms Built In Robes to Bedrooms Generous Footings & Site Costs Allowance Auto Panel Lift Garage Door and much more! \*\*\* Plan can be amended at no additional cost \*\*\* "OUR PASSION, YOUR DREAM"- Metro Homes

SA [www.metrohomessa.com.au](http://www.metrohomessa.com.au) Disclaimer - Photographs or images are for illustration purposes only. Price may vary depending on design & selections, engineering, council and service requirements. All packages subject to final council approval and SA Planning Code. Pricing is subject to change, dependent on site start timeframes and land access availability. The land referred to in this package is not owned by Metro (SA Housing) Pty Ltd. BLD 243074. RLA Private Vendor. <sup>^</sup> Visit [www.revenuesa.sa.gov.au/first-home-owners-grant](http://www.revenuesa.sa.gov.au/first-home-owners-grant) for full details on this grant. <sup>^^</sup> Visit <https://www.revenuesa.sa.gov.au/stampduty/first-home-buyer-relief> for full details on Stamp Duty Relief.