

35 Burford Street, Gawler East, SA, 5118

House For Sale

Tuesday, 3 September 2024

35 Burford Street, Gawler East, SA, 5118

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Type: House

Beautiful Brand New Courtyard Home Across From a Reserve

This exquisite, newly constructed Torrens Titled home, completed this year, boasts a prime location directly across from a serene reserve, offering appeal to a wide range of buyers. Featuring two good sized bedrooms, an open plan dining, kitchen and living area, as well as a low maintenance backyard, offering easy outdoor access without the upkeep of a garden, this home is sure to impress.

Surrounded by other quality homes, this property is positioned in the great location of Gawler East. A short drive away will take you to the main strip of Gawler which boasts a diverse range of lovely cafes and restaurants as well as Drakes, Woolworths and Big W for your convenience. Furthermore, you are close to a variety of parks and reserves which include Springwood Playground, Conlea Park, and Dead Man's Pass Reserve. The quality schools nearby include Gawler East Primary School, Immanuel Lutheran School, Gawler Primary School and Xavier College.

Key features:

- > Upon entering the home, you are welcomed by an inviting entryway that features the study, providing you with a quiet space to work or study from home.
- > Step further through the home and you will encounter a light filled open plan kitchen, dining and living area which connect seamlessly together, making this the perfect space to spend time with loved ones.
- > The modern kitchen is immaculate and offers ample cabinetry, a dishwasher, a gas cooktop, and a double sink.
- > In the living and dining area, you'll find a split system air-conditioner and space, allowing you to relax and wind down with family and friends.
- > Step outside to the low maintenance courtyard where you will find a paved dining area, allowing you to embrace the outdoors.
- > Two well appointed bedrooms which offer built-in robes and access to a shared paved courtyard area.
- > The neutral bathroom offers a shower, a vanity, a toilet, a skylight and the linen press is located just outside the bathroom for your convenience.
- > The garage provides secure undercover parking for one vehicle and also accommodates the laundry which offers cabinetry.

Details:

Certificate of Title | 6245/171

Title | Torrens Title

Year Built | 2024

Land Size | 176 sqm approx

Frontage | 5.5 meters approx

Cooktop | Gas

Council | Town of Gawler

Council Rates | \$TBA pa

Water Rates | \$TBC pq

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