

36 Angas Avenue, Evanston Park, SA 5116

CENTURY 21

House For Sale

Sunday, 23 June 2024

36 Angas Avenue, Evanston Park, SA 5116

Bedrooms: 3

Bathrooms: 2

Parkings: 4

Area: 591 m2

Type: House



CJ Setlhong
0448085077

P.O.A.

Welcome to this beautiful three-bedroom family home, ideally situated at 36 Angas Drive, Evanston Park. Built in the year 2000, this conventional single-storey brick home features a classic tiled roof and offers a comfortable and modern living space perfect for families. Located within walking distance to Trinity College, local parks, and amenities, and a short drive from Gawler's Main Street, this property is a gem in a prime location. Total land area: approx. 591 m² Total building area: approx. 165 m² Spacious main bedroom with a walk-in robe and ensuite. Generous bedroom 2 with a walk-in robe and bedroom 3 with a built-in robe and ensuite. Open plan kitchen, dining, and lounge room, ideal for modern family living. A second living area that can be utilized as a study or formal lounge. Ducted reverse cycle air conditioning for year-round comfort. Double garage with single garage access to the rear. Undercover entertaining area perfect for gatherings. Additional grass area for children to play. Small garden shed for extra storage. Walking distance to Trinity College (only a 2-minute walk). Close proximity to local parks and amenities. Short drive to Gawler's Main Street. Currently rented out for \$460 per week which is great investment opportunity. This home offers an excellent opportunity for families looking for space, comfort, and convenience. Don't miss out on making 36 Angas Drive your new address. Contact us today to arrange a viewing! Disclaimer: While every endeavour has been made to verify the correct details in this publication, neither the Agent nor the landlord accepts liability for any errors or omissions. RLA: 293324