

4 Aminya Court, Salisbury North, SA 5108

HARRIS

House For Sale

Friday, 3 May 2024

4 Aminya Court, Salisbury North, SA 5108

Bedrooms: 3

Bathrooms: 1

Parkings: 2

Area: 887 m2

Type: House



Clinton Nguyen
0432517003



Amanda Robles
0450727476

\$530k-\$550k

If you're searching for a big block base with a versatile property to match, then look no further than this 887m2 beauty parked in this quiet, residents' only pocket close to schools, popular reserves, and easy reach to some of the most bustling shopping hubs in the north. With an array of solar panels, detached separate living/rumpus with adjoining kitchen and meals, along with a flexible main footprint that sees 3 bedrooms, all with handy built-in robes, generous lounge, and spacious modern kitchen featuring skylight ceiling and gleaming stainless appliances – there's great potential to update the wonderfully adaptable framework here. From couples looking for a home with space to grow as they do, or already established families and even those with multi-generational needs in mind, this address excites with options. And of course, with so much land size on offer too, the scope to completely redesign and rebuild from the ground up, now or down the track, is a crucial consideration as well (STCC). Lifestyle convenience is well worth mentioning too as both Lake Windemere and Paralowie schools are in walking distance from your front door, your local Drakes and surrounding cafés and takeaway eateries are right around the corner, while popular suburb restaurants add welcome options enroute to Parabanks, Hollywood Plaza or even Elizabeth City Centre for all your large-scale shopping malls and weekend entertainment needs. Features you'll love:- Light-filled lounge with in-built entertainment cabinetry, cosy electric wall heater and AC- Spacious updated kitchen and casual meals, skylight, abundant cabinetry and cupboards, and stainless appliances- 3 generously sized bedrooms, all with BIRs and master with AC- Modern main bathroom featuring separate shower and bath, as well as 2nd WC adjoining the practical laundry- Ducted evaporative cooling throughout, and large solar system- Detached rumpus with AC, and adjoining kitchen and meals, ideal for larger or multi-generational families- Large undercover outdoor entertaining area overlooking a sweeping and sunny backyard with fantastic space for the kids to play or family pet to roam- Secure carport with room for multiple vehicles, as well as generous outdoor shed/workshop Location highlights:- A leisure stroll to Perry Playground, as well as the hugely popular Lake Windemere Reserve for plenty of outdoor activity- Around the corner from Lake Windemere School and Paralowie Primary and High School for easy morning commutes- Close to your local Drakes for all your daily essentials, while local eateries and takeaway shops are dotted throughout the area- 8-minutes to Parabanks Shopping Centre and a quick 10-minutes to Elizabeth City Centre for all your major brand name shopping outlets, cafés and entertainment options Specifications: CT / 5222/224 Council / Salisbury Zoning / GN Built / 1976 Land / 887m2 (approx) No registered Easements Council Rates / \$1299.15pa Emergency Services Levy / \$207.85pa SA Water / \$153.70pq Estimated rental assessment: \$500 - \$530 p/w (Written rental assessment can be provided upon request) Nearby Schools / Lake Windemere B-6 School, Paralowie School, Salisbury North P.S, Kaurana Plains School Disclaimer: All information provided has been obtained from sources we believe to be accurate, however, we cannot guarantee the information is accurate and we accept no liability for any errors or omissions (including but not limited to a property's land size, floor plans and size, building age and condition). Interested parties should make their own enquiries and obtain their own legal and financial advice. Should this property be scheduled for auction, the Vendor's Statement may be inspected at any Harris Real Estate office for 3 consecutive business days immediately preceding the auction and at the auction for 30 minutes before it starts. RLA | 226409