

**40 Horn Drive, Happy Valley, SA 5159**



**House For Sale**

Friday, 5 July 2024

**40 Horn Drive, Happy Valley, SA 5159**

**Bedrooms: 5**

**Bathrooms: 2**

**Area: 570 m2**

**Type: House**



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**\$749k - \$799k**

This delightful home, situated in a tranquil pocket of Happy Valley, is sure to tick lots of boxes for those seeking a peaceful life. There is plenty of space for family living and entertaining with two separate living areas and up to five bedrooms. Perfectly positioned with easy access to all the daily conveniences you could ask for, plus an array of natural attractions on your doorstep. It's a dream come true for nature lovers seeking a cosmopolitan lifestyle. The versatile floor plan is designed with comfortable living in mind. At the heart of the home, there is a huge open-plan family living space. The separate lounge and dining area provide peace and privacy or a lovely space to entertain. Cooking will be a breeze in the spacious kitchen, which has oodles of cupboard and bench space, modern appliances, and a huge window overlooking the backyard. The master bedroom boasts an ensuite, walk-in robe and French doors leading to the garden. There are three further bedrooms, all with ceiling fans, plus a study or fifth bedroom. You can reclaim your weekends here with established, easy-care gardens, and a large shed provides additional storage. This location offers a lifestyle like no other. Relax, enjoy your garden sanctuary, or explore nearby parks and walking trails. With high-quality schools, shops and eateries on your doorstep, you will wonder how you ever lived anywhere else. Features we love: Peaceful pocket of Happy Valley Backing onto tranquil nature reserve Open-plan family living Formal lounge and dining area Spacious and modern kitchen Serene alfresco entertaining spaces Four bedrooms with ceiling fans Master suite with walk-in robe and ensuite Study or fifth bedroom Built-in storage Large shed Ducted heating and cooling Solar system Shaded easy-care garden Walk to Happy Valley Reservoir Close to everything you need! Enjoy a quiet lifestyle, close to everything yet far from the hustle and bustle of the city. Call David Liston or Kat Szatkowska today. All information or material provided has been obtained from third party sources and, as such, we cannot guarantee that the information or material is accurate. Ouwens Casserly Real Estate Pty Ltd accepts no liability for any errors or omissions (including, but not limited to, a property's floor plans and land size, building condition or age). Interested potential purchasers should make their own enquiries and obtain their own professional advice. OUWENS CASSERLY - MAKE IT HAPPEN™ RLA 275403