

43 Ponderosa Road, Munno Para West, SA 5115



House For Sale

Wednesday, 26 June 2024

43 Ponderosa Road, Munno Para West, SA 5115

Bedrooms: 3

Bathrooms: 2

Parkings: 1

Area: 300 m2

Type: House



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\$495,000 - \$525,000

This snug and sleek residence stands as a true gem, offering an exceptional opportunity to make the most of its current tenancy arrangement, with a tenant in place, guaranteeing returns on your investment. Built in 2010 and situated in an in-demand location, this thoughtfully designed three-bedroom, two-bathroom layout showcases a range of contemporary features, including stylish wooden flooring and convenient secure garage parking. With its spacious living area, hosting gatherings becomes a breeze, and the expansive backyard allows for delightful outdoor activities. Each of the bedrooms is generously proportioned and comes equipped with built-in wardrobes and master with walk-in robe, ensuring ample storage space for your belongings. Whether you have a growing family or simply seek a comfortable sanctuary to call your own, this home could be the perfect fit. The strategic location of this property is yet another highlight, providing seamless access to the vibrant shopping and dining options along Curtis Road. Additionally, the proximity to local schools, parks, and essential amenities ensures that you have everything you need within arm's reach. And for those who need to commute to the CBD, you'll appreciate the convenience of an easy 40-minute (approximately) journey. This property offers a rare blend of modern comfort, investment potential, and location convenience. With a tenant in place for \$450 per week, it presents an opportunity that shouldn't be missed, making it a highly attractive and secure addition to your investment portfolio. Features that make this home special:- Master bedroom complete with ensuite and walk-in robe- Bedrooms 2 and 3 both of good size and with built-in robes- Ceiling fan to bedroom 1, 3 and living area- Open plan living area with split system air conditioning- Modern kitchen with breakfast bar, ample of storage, stainless steel gas cooktop and oven- Light filled dining room adjacent kitchen- Three-way main bathroom with bath and shower, and separate toilet for added convenience- Spacious laundry with external access- Spacious backyard for kids and pets to run free- Rain water tank- Single garage with panel lift door and direct internal and external access- Currently tenanted for \$450 per week on a periodic lease Only minutes from all the shopping and entertainment that Playford Marketplace, Munno Para Shopping City and Elizabeth City Centre have to offer. Enjoy a round of golf at the nearby Playford Lakes golf course. Ideally located close to a variety of schools including Mark Oliphant College and St Columba College. All this and only 40 minutes (approximately) to the CBD via the Northern Expressway. All information contained herewith, including but not limited to the general property description, price and the address, is provided to Boffo Real Estate by third parties. We have obtained this information from sources we believe to be reliable; however, we have not verified and do not guarantee its accuracy. The information contained herewith should not be relied upon and you should make your own enquiries and seek advice in respect of this property or any property on this website. RLA 313174