

48A Kennington Road, Hope Valley, SA 5090

House For Sale

Wednesday, 3 July 2024

48A Kennington Road, Hope Valley, SA 5090

Bedrooms: 5

Bathrooms: 1

Parkings: 1

Area: 493 m2

Type: House



Paul Whitney
0433273034



Matt Crouch
0435736133

Auction 11:00am Sat 20th July Price Guide \$479K

Looking for a fixer-upper with great potential in Hope Valley? Look no further than this spacious 5-bedroom, 1 bathroom home with fantastic bones just waiting for some TLC to make it your dream family home. Featuring an open plan living, dining, and kitchen area, this home offers plenty of space for family gatherings and entertaining. The updated bathroom provides modern convenience, while the kitchen boasts ample cupboard and bench space, a large sink with pura-tap, electric cooktop, and oven. The main bedroom includes a built-in robe for storage, and all bedrooms are conveniently located near the bathroom. Additional features of this property include:- An outdoor verandah for enjoying the outdoors.- Window unit air conditioning for comfort.- A single garage/shed for parking or storage. Conveniently located at 48a Kennington Road in Hope Valley, this property offers easy access to shopping, dining, and entertainment options. Nearby amenities include supermarkets, cafes, and restaurants, ideal for daily errands and dining out. Outdoor enthusiasts will appreciate the parks and recreational facilities in the area, while schools, medical facilities, and public transportation are conveniently located for easy access to essential services. With its central location, 48a Kennington Road provides residents with a perfect blend of convenience and comfort to enjoy all that Hope Valley has to offer. With some love and attention, this home has the potential to become everything your family wants and needs. Don't miss out on this opportunity to transform this diamond in the rough into your own slice of paradise in Hope Valley. Call Paul Whitney on 0433 273 034 or Matt Crouch on 0435 736 133 for more information. We look forward to meeting you at our open home.

Specifications: CT / 6248/591 Council / Tea Tree Gully Zoning / GN Built / 1963 Land / 493m² (approx) Council Rates / \$pa Emergency Services Levy / \$pa SA Water / \$pq Estimated rental assessment: \$500 - \$550 p/w (Written rental assessment can be provided upon request) Nearby Schools / Modbury South P.S, Highbury P.S, Modbury School P-6, St Agnes School P-6, Modbury H.S

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 | 330069