

**5 Itala Crescent, Hackham West, SA, 5163**

**House For Sale**

Wednesday, 14 August 2024

5 Itala Crescent, Hackham West, SA, 5163

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Type: House**

## Fantastic Family Home in Desirable Location

Ideally positioned in a quiet, tree-lined street, this tastefully renovated home has everything a family could want with a spacious lounge area, fully fenced backyard, and an open plan kitchen and dining area, all located within walking distance from shops, schools, transport and parks.

As you enter the home, you will be welcomed in to a large loungeroom with beautiful timber flooring and plenty of room for the whole family making it an inviting space to gather. The adjacent modern kitchen is open to the dining area and has ample cupboard space, a gas stove, dishwasher, and a peninsula with room for seating.

Step out to the backyard and enjoy a barbeque lunch with family and friends on the covered patio while the kids and pets play in the expansive fully fenced yard. Mature trees and gardens in the neighbouring properties create a serene leafy outlook and enhance privacy. Bring the boat or caravan as the carport has drive-through access to the backyard allowing for ample parking space.

All three bedrooms are a good size with gorgeous timber flooring and plenty of natural light. The bathroom has been renovated in a fresh contemporary style and has a full sized bathtub and separate shower.

This outstanding location is ideal for families with major shopping at Colonnades Shopping Centre and Christies Beach just a short drive away. If you have been searching for a family home in a great area close to everything, this property ticks all the boxes!

Even more to love:

Single carport with drive-through access to further parking space

Renovated kitchen and bathroom

Internal laundry

Second toilet

Entry foyer for hanging coats

Garden shed

Huge backyard

Spacious lounge

Open plan kitchen and dining area

Established neighbourhood

Specifications:

CT / 5501/142

Council / Onkaparinga

Zoning / GN

Built / 1978

Land / 696m<sup>2</sup> (approx)

Council Rates / \$1,525.28pa

Emergency Services Levy / \$pa

SA Water / \$153.70pq

Estimated rental assessment: \$520 - \$540 p/w (Written rental assessment can be provided upon request)

Nearby Schools / Hackham West School, Flaxmill School P-6, Huntfield Heights School P-6, Hackham East P.S, Coorara P.S, Christies Beach H.S

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