

5 Prince Avenue, Blair Athol, SA, 5084

Boffo

House For Sale

Thursday, 10 October 2024

5 Prince Avenue, Blair Athol, SA, 5084

Bedrooms: 3

Bathrooms: 1

Parkings: 2

Type: House



Graeme Brown

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Gorgeous Character Home on Generous Allotment!

Welcome to this beautifully presented and maintained abode, situated on a generous 766sqm (approximate) manicured block that is perfectly nestled within a short drive to all the cafes and restaurants that Cosmopolitan Prospect Road has to offer. Additionally, a short walk to Dingley Dell Reserve, comprising of a basketball court, playground and BBQ for the whole family to enjoy.

Step inside and you will instantly notice the bright interior and gorgeous floorboards, that creates a welcoming feel to this home. You will love spending your time in the light filled lounge that seamlessly connects to the modern dine-in kitchen. From here you can step outside to the rear yard which offers an undercover outdoor entertaining area overlooking the lawn where you can watch the kids and pets play while entertaining with friends and family.

Whether you are seeking a quality first home, a family abode to live in within a high demand area, or looking for an investment property, then this gorgeous home is the one for you!

Features that make this home special:

- Three bedrooms; bedroom one with built-in robe, ceiling fan and split system air conditioner; bedroom two with built-in robe and split system air conditioner
- Separate lounge room equipped with a heater, split system air conditioner and ceiling fan
- Modern dine-in kitchen featuring Miele stainless steel oven, gas cooktop, Westinghouse dishwasher and split system air conditioner
- Spacious bathroom
- Separate laundry
- Verandah, perfect for alfresco dinners or hosting friends
- Expansive rear yard
- Single carport with automatic roller door and drive through access to garage

Located only a short drive to multiple shopping precincts including Churchill Centre, Gepps Cross Homemaker Centre, Sefton Plaza and Northpark Shopping Centre. Positioned in a central location, you can be in North Adelaide within 5kms (approximately) and the City within 8kms (approximately). Public transport is a short walk away on Main North Road, with plenty of parks and reserves close by to fulfil all sporting, exercising and recreational purposes.

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.

The Vendor's Statement (Form 1), the Auction Contract and the Conditions of Sale will be available for perusal by members of the public - (A) at our office located at 78-80 North East Road, Walkerville for at least 3 consecutive business days immediately preceding the auction; and (B) at the place at which the auction is to be conducted for at least 30 minutes immediately before the auction commences.

RLA 313174