

50 Elly Dr, Munno Para West, SA, 5115



Sold House

Sunday, 1 September 2024

50 Elly Dr, Munno Para West, SA, 5115

Bedrooms: 3

Bathrooms: 2

Parkings: 3

Type: House

YOUR 2017 BUILT INVESTMENT AWAITS

It is with great pleasure that Ray White Angle Vale & Elizabeth and 'Team Ulbrich' present this superb tenanted three bedroom, two bathroom home set in a quiet pocket in, what has been voted in the top 12 best Adelaide investment suburbs for growth in 2024, Munno Para West. Nestled among other beautifully presented homes, situated on a 285m² block (approx.) and with a 135m² build size (approx.), this 2017 built home has it all. It offers low maintenance yards and lawn, has brilliant street appeal and would be the perfect pickup for the astute investor or for anyone who would like to call Munno Para West home.

As you walk up the driveway past the freshly laid bark and synthetic turf, when entering the home, quality flows nicely with its wooden look flooring throughout. The carpeted master bedroom boasts a walk in robe and an ensuite offering a shower, a toilet and a basin with all the modern fixtures and fittings. The remaining bedrooms are also carpeted and generous in size with built in robes in all. The second bathroom comes complete with a bath, a shower, a basin with all the modern fixtures and fittings along with a separate toilet nearby.

The spacious open plan kitchen, dining and family area is simply stunning and perfect for endless entertaining. The kitchen offers ample under bench and overhead cabinetry, quality stainless steel gas and electric appliances, perfect for the home chef, a dishwasher making clean ups a breeze and a fridge provision. The lounge room is large enough to allow you to relax while watching your favorite steaming services on your large screen TV with the entire space keeping you warm in winter and cool in summer with its large split system reverse cycle air conditioner. The handy location of the laundry at the rear of the garage keeps noise to a minimum while the cleaning appliances are in operation in this well thought out floor plan.

Venturing outside through the sliding glass doors of the main living space to the rear of the home you are greeted with a low maintenance backyard that is perfect for those who don't have time on their side. There is plenty of grass here for the children and pets to enjoy with a fresh layer of bark placed neatly along the rear perimeter of this allotment.

With security screens, multiple storage solutions, a foldable clothes line, a rain water tank, outside weather proof power points, side gate access and a garage with a roller door, this home will most certainly be snapped up quick so don't miss out on this homes first open inspection this weekend!

FEATURES YOU WILL LOVE:

- Tenanted till 13/12/24 @ \$450wk (\$12,600 towards mortgage)
- 285m² block (approx.)
- 135m² build size (approx.)
- 2017 build
- Low maintenance front and rear yards
- Wooden look flooring throughout
- Master bedroom with a WIR and an ensuite
- Remaining bedrooms with BIR's
- All bedrooms are carpeted
- Second bathroom with a separate toilet
- Kitchen with quality stainless steel gas and electric appliances
- Dishwasher
- Reverse cycle split system air conditioning to living area
- Laundry at rear of garage
- Grassed backyard
- Security screens
- Rain water tank
- Garage with roller door access

- Side gate access
- Chellaston Park Playground - 9 min walk
- Public transport - 5 minute walk
- St Columba College (R-YR12) - 3 minute drive
- Cafe's and Restaurants - 3 minute drive
- Munno Para Shopping City - 7 minute drive
- The Adelaide CBD - 30 minute drive

This family home is located close to shopping centres, sporting facilities, medical centres and is perfectly positioned among other newly built homes in a beautiful development that offers the perfect lifestyle for the lucky buyer. This is an opportunity you won't want to miss!

Would you also like to find out where your property sits within the current market? Have our multi-award-winning agent come out and provide you with a market update on your home or investment! Call Steven Ulbrich on 0484 277 674 or click on the following link <https://raywhiteanglevale.com.au/agents/steven-ulbrich/118894>

To put in an Offer to Purchase online please follow the link:

<https://forms.monday.com/forms/47b392bf41a9d21d63d4b3115313f956?r=use1>

Disclaimer: We have obtained all information in this document from sources we believe to be reliable; However, we cannot guarantee its accuracy and no warranty or representative is given or made as to the correctness of information supplied and neither the owners nor their agent can accept responsibility for error or omissions. Prospective purchasers are advised to carry out their own investigations. All inclusions and exclusions must be confirmed in the contract of sale.