

54A Gladstone Road, Mile End, SA 5031



House For Sale

Wednesday, 3 July 2024

54A Gladstone Road, Mile End, SA 5031

Bedrooms: 3

Bathrooms: 1

Parkings: 3

Area: 627 m2

Type: House

Auction | Saturday 20th July @ 2pm

Whether it's the manicured gardens or the modern updates that catch your eye, this home will have something for everyone. It's private and secure, with gated side access to the property. This spacious home boasts a wide entry hallway with plenty of storage, which leads you into the L-shaped dining and lounge area, flooded with natural light and fitted with a gas heater for year round comfort. The kitchen follows the floorplan through the home and is equipped with stunning wood benches, a dishwasher and plenty of storage. The three bedrooms, laundry and bathroom with separate WC all lead off the main hallway. The 3rd bedroom doubles as a study/home office space. At the back of the home, a spacious second living area with gorgeous raked ceilings creates the ideal warm and welcoming space, ideal for entertaining or a teenagers retreat, with stunning wooden feature walls and a handy kitchenette. The back garden is an oasis ready for you to enjoy, with a shaded courtyard area at the side of the home, plus a pitched roof entertaining area at the back of the home for larger gatherings. The home offers ample off-street parking with a double garage, one side with drive through access, accessible from a rear laneway. Only a stones throw to Henley Beach Road to explore an almost endless array of cafes and restaurants, including Blue Velvet, Pixie and The Hawk, and walking distance to Loveon Cafe. An easy 8 minute commute into the CBD or convenient public transport just moments away. Brickworks Marketplace nearby for weekly shopping, or head into Rundle Mall. Zoned for Adelaide High and Adelaide Botanic High School's. Key Features- 3 Good sized bedrooms, or two and a study/home office- Central bathroom with separate WC - Sunlit lounge and dining area- Kitchen with dishwasher and ample cupboard and bench space- Large family room at the back of the home with kitchenette- Ducted AC to bedrooms, living and dining room- Wall mounted AC to family room- Manicured gardens front and back- Private courtyard plus shaded entertaining area- Double garage, accessible from a rear laneway- Generous allotment of 627sqm (approx)SpecificationsTitle: Torrens TitleYear built: c1945Land size: 627sqm (approx)Site dimensions: 10.66m x 58.82mCouncil: City of West TorrensCouncil rates: \$1924.95pa (approx)ESL: \$126pa (approx)SA Water & Sewer supply: \$229.44pq (approx)All information provided including, but not limited to, the property's land size, floorplan, floor size, building age and general property description has been obtained from sources deemed reliable. However, the agent and the vendor cannot guarantee the information is accurate and the agent, and the vendor, does not accept any liability for any errors or oversights. Interested parties should make their own independent enquiries and obtain their own advice regarding the property. Should this property be scheduled for Auction, the Vendor's Statement will be available for perusal by members of the public 3 business days prior to the Auction at the offices of LJ Hooker Mile End at 206a Henley Beach Road, Torrensville and for 30 minutes prior to the Auction at the place which the Auction will be conducted. RLA 242629