

56 Floriedale Road, Greenacres, SA 5086



House For Sale

Wednesday, 3 July 2024

56 Floriedale Road, Greenacres, SA 5086

Bedrooms: 3

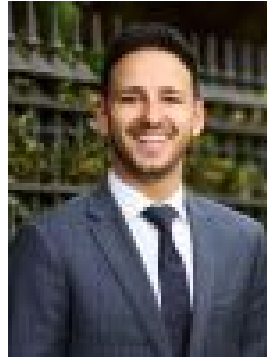
Bathrooms: 2

Parkings: 2

Type: House



Adam Humzy
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Stefan Siciliano
0403171489

Auction On-Site Saturday 20th July 11am

Welcome to 56 Floriedale Road, Greenacres-a stunning 2014 built conventional home nestled in the heart of this vibrant suburb. Boasting convenience and comfort, this residence offers a range of features perfect for modern living. Upon arrival, you're greeted by a landscaped front yard leading to a double garage with internal access and a convenient roller door to the rear yard. Inside, the master bedroom awaits with plush carpeting, a ceiling fan, walk-in wardrobe, and a luxurious ensuite featuring a toilet, shower, and double vanity. Bedrooms 2 and 3 are generously sized, each equipped with carpeted flooring, ceiling fans, and built-in wardrobes. The main bathroom includes both a shower and a bathtub, complemented by a separate powder room with linen cupboards and an additional toilet. The heart of the home lies in the spacious kitchen, complete with a dual sink, dishwasher, Puratap water filter, gas cooktop, and oven-perfect for culinary enthusiasts. Adjacent is an open plan dining and living area featuring laminate flooring in high traffic zones, ideal for both relaxation and entertaining. A second lounge room provides extra space for family activities or quiet retreats. Practicality meets convenience with a well-equipped laundry offering linen cupboards, a sink, and direct access to the rear yard, complete with a clothesline. Outside, the grassed backyard includes a rainwater tank, catering to eco-conscious living. Enjoy sustainable living with a state-of-the-art 6.6kW solar panel system, ensuring energy efficiency and reduced utility costs. Located centrally, you're mere minutes from Greenacres Central, Northgate Village, and Lightsview shopping centres, ensuring all your shopping and dining needs are effortlessly met. Nearby educational institutions such as St Martin's Catholic Primary School, Hamstead Primary School, Hillcrest Primary School, Cedar College, Our Lady of the Sacred Heart College, Roma Mitchell Secondary College, and Marden Senior College offer excellent schooling options for families. Additional features of this exceptional home include: • 6.6KW solar system • Ducted air conditioning throughout for year-round comfort • LED downlights for energy efficiency • Security alarm system for peace of mind • Low maintenance backyard with automated irrigation system Don't miss this opportunity to secure a modern lifestyle in a prime Greenacres location. Contact us today to arrange your private inspection of 56 Floriedale Road-a place you'll be proud to call home. Disclaimer: As much as we aimed to have all details represented within this advertisement be true and correct, it is the buyer/purchaser's responsibility to complete the correct due diligence while viewing and purchasing the property throughout the active campaign. PLEASE NOTE: This property is being auctioned with no price in line with current real estate legislation. Should you be interested, we can provide you with a list of recent local sales to help you with your market and value research.