

# 9 Burnlea Parade, Blakeview, SA 5114

## House For Sale

Wednesday, 3 July 2024

9 Burnlea Parade, Blakeview, SA 5114

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 325 m2

Type: House



Paul Whitney  
0433273034



Matt Crouch  
0435736133

**\$729k-\$769k**

Indulge in the ultimate luxury living experience at this exquisite 2-storey home located in the prestigious estate of Blake's Crossing. Every detail of this home has been meticulously crafted to create a space that is both elegant and inviting. Upon entering, you are greeted by a harmonious blend of neutral tones, timber flooring, high ceilings, and crisp white walls that bathe the home in natural light. The thoughtfully designed kitchen is a chef's dream, featuring glossy black splashback and white cabinetry and bench top, a large gas cooktop and oven, rangehood, island bench/breakfast bar, and ample storage space. The kitchen also boasts a stunning butler's pantry with additional storage, a double sink, and fridge space – all tucked away out of sight. The lower level of the home offers open plan living, dining, and kitchen areas, a versatile bedroom/study, a laundry with direct access to backyard, and a powder room for guests. Upstairs, the luxurious retreat continues with three additional bedrooms, including a master suite with a walk-in robe and an ensuite adorned with floor-to-ceiling tiles. Bedroom 2 also features a walk-in robe, while the upstairs lounge room provides a perfect space for relaxation. The bathroom is equally impressive, with stunning floor-to-ceiling tiles and a separate toilet – what more could you want? This home is also equipped with modern conveniences such as:- Ducted reverse cycle air conditioning.- An outdoor entertaining area with a ceiling fan.- Balcony accessed from the lounge.- Low maintenance gardens.- Under stair storage.- A linen cupboard.- Double garage. Located in the sought-after Blake's Crossing estate, 9 Burnlea Parade in Blakeview offers an abundance of amenities for residents to enjoy. The estate itself features beautifully landscaped parklands, walking trails, playgrounds, and BBQ areas, providing the perfect setting for outdoor leisure activities and social gatherings. Additionally, Blake's Crossing is conveniently situated near shopping centers, schools, medical facilities, and public transportation options, ensuring that all daily needs are easily accessible. Your new home is uniquely positioned, backing onto a serene reserve, offering residents a peaceful and private retreat right in their own backyard. With a perfect blend of natural beauty and modern conveniences, Blake's Crossing truly offers a lifestyle of comfort and convenience for all who call it home. Don't miss this rare opportunity to own a piece of paradise in Blake's Crossing. Contact us today – Paul Whitney on 0433 273 034 or Matt Crouch on 0435 736 133. We look forward to meeting you at our open home. Specifications: CT / 6087/481 Council / Playford Zoning / MPN/EAC Built / 2018 Land / 325m<sup>2</sup> (approx) Council Rates / \$2185.90pa Emergency Services Levy / \$140.70pa SA Water / \$166.30pa Estimated rental assessment / Written rental assessment can be provided upon request Nearby Schools / Munno Para P.S, Playford P.S, Elizabeth Downs P.S, Craigmore H.S, Kaurna Plains School Disclaimer: All information provided has been obtained from sources we believe to be accurate, however, we cannot guarantee the information is accurate and we accept no liability for any errors or omissions (including but not limited to a property's land size, floor plans and size, building age and condition). Interested parties should make their own enquiries and obtain their own legal and financial advice. Should this property be scheduled for auction, the Vendor's Statement may be inspected at any Harris Real Estate office for 3 consecutive business days immediately preceding the auction and at the auction for 30 minutes before it starts. RLA | 330069