

9 Everglade Street, Mawson Lakes, SA 5095



House For Sale

Wednesday, 19 June 2024

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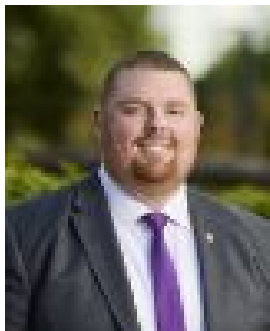
Bedrooms: 3

Bathrooms: 1

Parkings: 1

Area: 267 m2

Type: House



Daniel Seach
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Peter Li
0415413250

Best Offers By Monday 8 July 6:00PM (USP)

Step into a world of comfort and modern living with this inviting 3-bedroom character reproduction home, perfectly poised for your next chapter. As you enter, natural light dances through the large bay window of the master bedroom, where a spacious walk-in robe awaits and is serviced by a cleverly designed 2-way bathroom. Bedroom 2 is of good size and features a built-in robe. Down the hall is the open-plan kitchen, living and dining area. The spacious island bench is a central spot for casual breakfasts or gatherings during dinner parties that transition into relaxed evenings in the adjacent cozy living room. The kitchen features stainless steel appliances, including a dishwasher, gas cooktop, double sink and pantry. Outside, discover the paved entertaining area, perfect for alfresco dining. A tidy, low-maintenance garden and a convenient tool shed complete this fantastic offering. Located only a short drive from the Mawson Lakes Precinct, exceptional walking trails and reserves, plus easy access to the train line, this home offers everything you could need.

- c2007 built character reproduction home with cute bay window- Located in a quiet part of the neighbourhood with low through traffic- Spacious master bedroom with walk-in robe & large bay window- Bedrooms 2 and 3 with ceiling fans, bedroom 2 with built-in robe- Central 2-way bathroom with access from the master bedroom- Large open-plan living, dining and kitchen space with split system air con- Kitchen with tiled splashback, pantry and abundant cupboard/bench space- Ducted reverse cycle air conditioning throughout the property- 12 solar panels @ 2kw with a .44c feed in tariff bonus- Low maintenance outdoors, with paved courtyard & tool shed- Conveniently located 10 minutes to Mawson Central - Also a short drive to UniSA and the train line for easy commute- 10-minute drive to District outlet centre and Gepps X Home HQ

Other information: Title: Torrens Title Council: City of Salisbury Zoning: Housing Diversity Neighbourhood Build: c2007 Land: 267m² Build Area: 126m² Council Rates: \$1,549.00 per annum SA Water: \$153.70 per quarter Emergency Services Levy: \$120.30 per annum Rental Assessment: \$540 per week

All information has been obtained from sources deemed to be accurate, however, it cannot be guaranteed and neither the agent, agency or vendor accepts any liability for errors, omissions or oversights. Any reference to rates/outgoings, school zoning, planning consent, land/building sizes, build year, and solar panels are all approximate. It is recommended any interested parties conduct their own due diligence. RLA325330