

Lot 203 23 North, Angle Vale, SA 5117



House For Sale

Sunday, 23 June 2024

Lot 203 23 North, Angle Vale, SA 5117

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 375 m2

Type: House



Jason Loizou
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Matthew Dungey
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\$665,400

A single storey family home to be constructed by HPG Homes on an impressive 375m² allotment offering plenty of space inside and outside for everyone in the family. Build your perfect first home, or dream home on this excellent allotment with a range of great local schools, Sports Clubs, Health Clubs and with a variety of local shopping centres nearby. Also, nearby to public transport and with a great range of local food options around. Don't miss this opportunity to build a future place to call home for you or your family. Looking for a modern home, that you can entertain friends and family, or relax in style.... One of the most popular floorplans by HPG Homes, the Jasper 162 is action packed with all the modern features expected in today's housing world. Customisable to your level of budget, talk to HPG Today!! In its current format, you will be greeted on entry by the sizable lounge room where you can set up your cinema room, or formal living.... The open entry hallway is wide and inviting, leading you down towards your master bedroom, Walk in Robe and Ensuite. The separate Laundry is large enough for storage and your washing machine and trough. Following on down the home, you will find two good sized extra bedrooms, opening to a quality rear open plan living area. A huge Lounge area provides the space for entertaining family and friends, whilst you prepare in the kitchen. The kitchen provides ample benchtop workspace, along with a walk-in pantry large enough to store food for an army. The Jasper 162 is a home that suits all budgets. talk to the team today and walk through one of these homes to truly understand what it has to offer. As a truly custom builder, HPG Homes can easily tailor the floorplan and inclusion to suit your lifestyle needs and requirements. - Façade as shown (or choice of your own - price is per facade listed) - 2.7m Ceiling Height - 6 Star Energy compliance included - Stainless Appliances - Incl Rangehood and Dishwasher - LED Downlights throughout - Reverse Cycle Ducted Heating & Cooling - Floor Coverings throughout - Driveway & Perimeter Paving - Front Basic Landscaping - Side & Rear Fencing (50% split) - Fully plumbed Rainwater Tank - Automatic Panel-lift Garage Door - Instantaneous Gas Hot Water System - Robes as per plan - Letterbox/TV Antenna & Clothesline - Plus, Much More..... Land is by developer and all information should be checked for accuracy. Land Value is \$290,000 Plans are subject to council consent and assume site is clear of vegetation at time of commencement. Unless otherwise stated, all figures exclude retaining allowances and assume a flat allotment. Pricing assumes selections from HPG Homes pre-determined colour schemes and standard selections unless otherwise stated. E&OE