

**16/5 Coventry Street, Mawson Lakes, SA, 5095**



**Townhouse For Sale**

Saturday, 10 August 2024

16/5 Coventry Street, Mawson Lakes, SA, 5095

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Type: Townhouse**

## Light-Filled Townhouse Living

MARZ HARKOTSIKAS

Versatile Floorplan. Street Frontage. Naturally Bright throughout. 2 Spacious & Sizeable Balconies adding extra Lifestyle & Living Space.

Sleek, stylish and discreetly spacious, this light-spilling townhouse flowing with modern lifestyle finesse arm's reach to scenic, waterfront walking trails delivers exciting living and entertaining potential across a beautiful 3-storey footprint packed with functionality.

Capturing exceptional versatility within a perfectly lock-and-leave frame, enjoy a lofty mid-level lounge, dining and sparkling kitchen letting you cook casually or wine and dine friends helmed by a spacious balcony alfresco. Amazing adaptability sees a lofty and light-filled top floor giving rise to 2 lovely bedrooms bookending the skylight-lit main bathroom, while a ground floor 3rd bedroom with private bathroom creates an instant solution to WFH challenges or everyday convenience for comfortable shared living.

With handy public transport options right outside your door including trains ready to zip you into the city in a flash, nature walks and cafés right at your fingertips, as well as a hop and a skip to Mawson Lakes' vibrant centre for all your shopping and amenity needs... this is picture-perfect cosmopolitan living!

### KEY FEATURES

- Light, bright and airy entertaining level featuring open-plan living and dining with easy alfresco flow to the balcony
- Gleaming modern kitchen with stone bench tops, abundant cabinetry and cupboards, dishwasher provision and stainless oven and stove top
- 2 beautiful upstairs bedrooms, both with BIRs, and one with private balcony
- Sparkling main bathroom featuring skylight, separate shower and relaxing bath
- Ground level 3rd bedroom with lovely patio, AC and full bathroom
- Euro-style laundry, ducted AC throughout first and second floors
- Discrete entry and secure garage
- Excellent lock-and-leave living, or stellar investment to start or expand your portfolio

### LOCATION

Wonderful access to scenic walking trails, as well as great public transport options for fast, hassle-free commutes

Close to a variety of local cafés, restaurants and tasty takeaway eateries

2-minutes to Mawson central for all your shopping and amenity needs, as well as a range of educational campuses

A cruisy 20-minutes to the CBD, and just 10 to Parabanks Shopping Centre for more shopping options and weekend entertainment

Disclaimer: Every care has been taken to verify the correctness of all details used in this advertisement. However, no warranty or representation is given or made as to the correctness of information supplied and neither the owners nor their agent can accept responsibility for errors or omissions. Prospective purchasers are advised to carry out their own investigations. All inclusions and exclusions must be confirmed in the contract of sale. The Vendor & the Vendor's Agent reserves the right to refuse entry.