

37 Swanbourne Drive, Northgate, SA, 5085

Boffo

Townhouse For Sale

Wednesday, 14 August 2024

37 Swanbourne Drive, Northgate, SA, 5085

Bedrooms: 3

Bathrooms: 1

Parkings: 2

Type: Townhouse



John Riggall



Heather Dunn

Elegant Two-Storey Torrens Title Abode in Northgate!

Nestled in the peaceful suburb of Northgate, this immaculate two-storey Torrens titled home suits a range of buyers, from investors to downsizers. The modern interior features an open-plan living area with a stylish kitchen, leading to an entertainer's courtyard with a pergola and manicured garden. Upstairs, three bedrooms include an owner's suite with a private balcony. With classic street appeal and located across from Swanbourne Reserve, this home offers contemporary style and convenience in a central location.

Lower level comprising:

- Airy living room to welcome you home upon entry
- Spacious light filled open plan dining and kitchen with glass sliding doors opening to the rear
- Modern kitchen with stainless steel appliances including gas cooktop, oven and dishwasher, ample storage space and island with waterfall bench top and breakfast bar
- Functional laundry with valuable second W.C.
- Ducted reverse cycle air-conditioning throughout
- Low maintenance paved courtyard with pitched roof pergola and established gardens
- Good sized grass area to the rear of the house with space for kids and pets to play
- Double garage with auto roller door and direct access to the backyard

Upper level comprising:

- Large master bedroom with built-in robe, ceiling fan, direct access to the two-way bathroom and private balcony
- Good sized bedrooms 2 and 3 with built-in robes
- Neutral two-way main bathroom with bath and shower
- Separate toilet for added convenience
- Linen cupboard for additional storage
- Ducted reverse cycle air-conditioning

Offering privacy and security with a classic street appeal, and conveniently located across from Swanbourne Reserve, only 10km (approximately) from the CBD and surrounded by other quality homes. Within easy walking distance to public transport options, parks, playgrounds and schools including Cedar College. Only a short distance to Northgate Shopping Centre and Enfield Plaza Shopping Centre. This property combines contemporary style with practicality, making it a perfect choice for discerning buyers.

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The Vendor's Statement (Form 1), the Auction Contract and the Conditions of Sale will be available for perusal by members of the public - (A) at our office located at 78-80 North East Road, Walkerville for at least 3 consecutive business days immediately preceding the auction; and (B) at the place at which the auction is to be conducted for at least 30 minutes immediately before the auction commences.

RLA 313174