

**24 Athalie Ave, Parafield Gardens, SA 5107****Sold - \$342,000**House 3  2  2 

## Stylish Low Maintenance Living – Perfect Starter or Ideal In

This stylish, well maintained home is perfectly positioned just metres from Creaser Park and boasts a contemporary neutral decor inside, set on a comfortable 349sqm (approximate) block. Thoughtfully designed with its perfect natural flow from the wide entry hallway to the beautiful light filled open plan kitchen, dining and family zone, flowing seamlessly to the undercover outside entertaining area. Ideally suiting families, first home buyers looking to get into the market, investors looking to add to their current portfolio and downsizers looking for a low maintenance living but spacious home.

Features that make this home special:

- Master bedroom with walk-in robe, ensuite, split system reverse cycle air conditioner and ceiling fan
- Good sized bedrooms 2 and 3 with ceiling fans, bedroom 2 with built-in robe
- Open plan light filled living/dining and kitchen area with split system reverse cycle air conditioner and ceiling fan
- Stylish kitchen with stainless steel appliances, gas cooktop, breakfast bar and ample bench and cupboard space
- Main bathroom with separate bath and shower + separate toilet
- Separate laundry
- Pergola, ideal for outdoor entertaining
- Fully fenced, low maintenance rear yard with rainwater tank
- Double garage with internal access and automatic roller door
- 3.5KW solar electrical system with 12 panels

Located in close proximity to parks, reserves, early learning centres and a variety of schools including Thomas More College, Brahma Lodge Primary School, Paralowie R-12 and Parafield Gardens Primary and High School. Shopping centres including Hollywood Plaza and Parabanks Shopping Centre are both nearby.

For further information please contact John Ktoris on 0438 945 704 or 8269 7711 (office).

RLA 200591

### Listed By

The Office

Phone: (08) 8396 6699

### Open for Inspection

By Appointment.

