

**1/1194 Grand Junction Road, Hope Valley, SA, 5090** **Boffo**

## **Apartment For Sale**

Thursday, 28 November 2024

1/1194 Grand Junction Road, Hope Valley, SA, 5090

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Type: Apartment**



Robert Lonie

### **Spacious 3 Bedroom Homette in a Convenient Location!**

Perfectly set within a small group of 4; this easy-care, Community Titled home is located in a convenient location and offers a wonderful lifestyle to the new owner. Positioned within walking distance to Hope Valley Shopping Centre, Cafes and Restaurants.

Providing a generous, light filled open-plan living, dining and kitchen area that flows to the spacious rear yard, together with three bedrooms, two-way bathroom and a secure carport.

Whether you are starting out, looking to downsize or looking to invest, this low maintenance home is sure to capture your attention.

Features that make this home special:

- Master bedroom with walk in robe and direct access to the two-way bathroom
- Additional two bedrooms
- Open plan living, dining and kitchen area with split system air conditioning and sliding door access to the rear yard
- Modern kitchen with breakfast bar and plenty of cupboard space
- Two-way bathroom with bath and shower and additional separate vanity and toilet for added convenience
- Laundry with external access and built-in cupboard
- Private, good-sized backyard
- Single carport with roller door
- Additional carpark space at the front of the home
- Garden shed
- Secure gated entry

Located in close proximity to a great variety of early learning centres, public and private schools. Various sporting grounds and parks are all nearby. You are spoilt for choice with shopping options - Hope Valley Shopping Centre and all the shopping and entertainment that Tea Tree Plaza has to offer is only a quick drive away. Easy access to the CBD via the O'Bahn at Tea Tree Plaza Interchange.

All information contained herewith, including but not limited to the general property description, price and the address, is provided to Boffo Real Estate by third parties. We have obtained this information from sources we believe to be reliable; however, we have not verified and do not guarantee its accuracy. The information contained should not be relied upon and you should make your own enquiries and seek advice in respect of this property or any property on this website.

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.

Looking to purchase this property as an investment? Speak to our Property Management team to see how we can assist.

RLA 313174