

**11/Lot 201 Mander Road, Christie Downs, SA, 5164**



**House For Sale**

Wednesday, 13 November 2024

11/Lot 201 Mander Road, Christie Downs, SA, 5164

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Type: House**

## Modern 2-Bedroom Apartments in Prime Christie Downs Location – From \$550K

### Exceptional Living in the Heart of Christie Downs

Welcome to Lot 201, Mander Road, Christie Downs – the perfect place to call home. This stunning new development offers contemporary design, spacious living, and an unbeatable location. Ideal for first home buyers, investors and downsizers, this is an opportunity you don't want to miss!

### Modern Design and Comfort

- Spacious Interiors: Featuring 2 generously sized bedrooms, 1 stylish bathroom, and convenient under cover car parking.
- Open-Plan Living: Enjoy a seamless flow between the living, dining, and kitchen areas, perfect for entertaining and family gatherings.
- Quality Finishes: High-end fixtures and fittings throughout, ensuring a luxurious and comfortable lifestyle.
- Outdoor Spaces: Private pergolas and balconies provide the perfect spots to relax and enjoy the fresh air.
- Prime Location with Unmatched Convenience

### Shopping:

- Centro Colonnades: Just a short drive away, offering a wide range of shops, supermarkets, and dining options.
- Local Stores: Various convenience stores and specialty shops within easy reach.

### Transport:

- Public Transport: Close to Christie Downs Railway Station, providing easy access to Adelaide city and surrounding areas.
- Major Roads: Quick access to the Southern Expressway, making commuting a breeze.

### Education:

- Schools: Nearby quality schools including Christie Downs Primary School and Cardijn College.
- Childcare: Various childcare centers are available for young families.

### Recreation:

- Parks and Green Spaces: Enjoy the beautiful local parks, perfect for picnics, walks, and outdoor activities.
- Sports Facilities: Close to sports clubs and facilities, offering a range of activities for all ages.

### Coastal Lifestyle:

- Beaches: Embrace the coastal lifestyle with stunning beaches just minutes away. Spend your weekends relaxing by the sea, enjoying water sports, or exploring the picturesque coastline.

### First Home Buyer Benefits

South Australia offers several concessions and benefits for first home buyers purchasing brand new properties:

- First Home Owner Grant: Eligible buyers can receive up to \$15,000 towards the purchase of a new home.
- Stamp Duty Concessions: Significant savings on stamp duty for first home buyers, making it more affordable to get into the property market.

Why Choose Lot 201, Mander Road?

- Modern Living: Brand new, architecturally designed homes with a focus on comfort and style.
- Convenient Location: Close to everything you need – shopping, transport, education, and recreation.
- Coastal Charm: Enjoy the best of both worlds with a suburban lifestyle and coastal proximity.
- First Home Benefits: Take advantage of financial incentives to make your dream home a reality.

Don't miss out on this incredible opportunity to secure your place in one of Christie Downs' most sought-after new developments.

Contact W & R - Real Estate:

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to arrange an inspection of the properties.

Make Lot 201, Mander Road, Christie Downs your new address and start living the lifestyle you deserve today!

W & R - Real Estate

RLA 320 080