

120 James Melrose Road, Novar Gardens, SA, 5040



House For Sale

Wednesday, 13 November 2024

120 James Melrose Road, Novar Gardens, SA, 5040

Bedrooms: 3

Bathrooms: 2

Parkings: 5

Type: House



Rhys Digance
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Jason Rudd
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Expansive Family Entertainer with Stunning Golf Course Views

Best Offer By 2nd of December at 12pm (USP)

Perfectly positioned backing onto the prestigious Glenelg Golf Court, this impressive family residence is ready for you and your family to move in and enjoy. Set upon a full-size allotment of 627m² the home provides the highly sought after, low-maintenance, coastal lifestyle and provides ample scope for the growing family.

Beautifully presented and built to the highest quality, this expansive family home boasts over 200m² of living and is comprised of three large bedrooms including a deluxe master suite, multiple spacious living areas, gourmet kitchen with quality appliances, central bathroom and a stunning outdoor entertaining area surrounded by a low maintenance yet large grassed garden which overlooks the Glenelg Golf Course – this is an entertainer's dream!

Key Features:

- Spacious designer kitchen with quality appliances, pantry and large wrap around breakfast bar
- Expansive open plan kitchen, living and dining area
- Formal open plan living and dining area at the front of the home
- Expansive master suite complete with stunning bay windows, walk in robe and ensuite complete with shower, vanity and toilet
- Two additional bedrooms both generous in size
- Bedroom two includes built in robe
- Central family bathroom with bath, shower, separate toilet and powder room
- Laundry complete with additional storage and direct external access
- Undercover entertaining area allowing for seamless indoor/outdoor living
- Low maintenance, grassed rear yard overlooking the golf course
- Secure triple garage with automatic roller doors, drive through access and direct access to the undercover alfresco area
- Additional off-street parking available
- Ducted air conditioning throughout for year-round comfort

Position is certainly a winner with this property, close to all family-friendly locations such as local parks, playgrounds, and Glenelg golf club. Public transport links and quality schools including Immanuel College & St Leonards primary are nearby as well as being only moments away from cosmopolitan Jetty Road, Glenelg Beach and the Adelaide CBD. The perfect family friendly lifestyle awaits.

Specifications:

Year Built / 1999

Land Size / 627m²

Council / West Torrens

Council Rates / \$562 PQ

All information provided has been obtained from sources we believe to be accurate, however, we cannot guarantee the information is accurate and we accept no liability for any errors or omissions (including but not limited to a property's land size, floor plans and size, building age and condition) Interested parties should make their own enquiries and obtain their own legal advice. RLA 254416.