

13 Earlsfield Avenue, Salisbury East, SA, 5109

HARRIS

House For Sale

Sunday, 3 November 2024

13 Earlsfield Avenue, Salisbury East, SA, 5109

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Type: House



Troy Law



Scott Moon

Refurbished family comfort with a practical backyard jackpot.

Best offers by 1:00pm Tuesday 12th November (unless sold prior)

A Spanish Mission façade doesn't always tell the full story – as such, this solid 3-bedroom home features the upgrades to delight the first-to-buy family with a 1-bedroom bedsit/studio equipped for live-in company.

Imagine the mortgage relief a paying tenant could offer?

The weatherboard style bonus offers all the small home essentials, including a patio/verandah and fully tiled bathroom, taking the property's total accommodation tally to four bedrooms, two bathrooms, and value galore on an approx. 600m2 allotment.

You'll admire the makeover applied to the main home, entering to knotted timber floors, practical white décor, and a living room retaining its 1970s feature brickwork with a softer, modern touch.

The same rings true for the kitchen and dining combo, its upbeat palette popping with accents of jade, textured tiles and complementary timber benchtops; the kitchen remodel going the extra mile with a walk-in pantry.

To the left of entry, a wing of three bedrooms is accompanied by a retro bathroom, separate WC, and every reason to jump at the chance to make this a start to remember.

Tailored perfectly for the young family or ready-to-list investor, Salisbury East has a reputable track record for amenity including the acclaimed Saints Shopping complex, the District Outlet Centre, popular Tyndale Christian School and Salisbury East High in walking distance.

It's not the far north anymore... Follow the urban sprawl to refurbished family comfort.

More reasons to inspect:

- Tastefully repainted & refurbished
- 2-car tandem carport with secure roller door
- A ready-to-tenant 1-bed, 1-bath granny flat/studio
- 4m x 7m rear garage
- Sunny north-south aspect to the 3-bedroom home
- Living room wall heater
- Appealing kitchen makeover with a W/I pantry
- Ceiling fans & BIRs to bedrooms 1 & 2
- Retro family bathroom (with separate WC)
- Walking distance to Tyndale Christian School & Salisbury East H.S.
- Close to the lifestyle trails of Cobbler Creek Reserve

And more...

Specifications:

CT / 5475/139

Council / Salisbury

Zoning / GN

Built / 1976

Land / 603m2

Council Rates / \$1684.10pa

Emergency Services Levy / \$126.70pa

SA Water / \$165.55pq

Estimated rental assessment / \$520 - \$550 per week/ Written rental assessment can be provided upon request

Nearby Schools / Madison Park School, Gulfview Heights P.S, Brahma Lodge P.S, Keller Road P.S, Salisbury East H.S

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