

# 15 Valleyview Crescent, Hackham West, SA, 5163

## House For Sale

Tuesday, 26 November 2024

15 Valleyview Crescent, Hackham West, SA, 5163

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 6**

**Type: House**



Shane Moore

0418669448

## Family Home with In-Ground Pool & Garage/Workshop

\*\*\*Please note the following inspection times for this property\*\*\*

- First Inspection 10:00 - 10:30am Saturday 30th November

- Second Inspection 4:00 - 4:30pm Monday 2nd December

Shane Moore & Harcourts are proud to present 15 Valleyview Crescent, Hackham West to the market.

In a sought after location close to all facilities and set upon a large 720m<sup>2</sup> allotment this well appointed property offers far more than meets the eye and will appeal to the masses.

For the tradie or car enthusiast a drive through carport with auto roller door connected to a double garage with mechanics pit plus a separate workshop and storage area combined with vehicle access to the rear yard, off street/driveway parking for 3 cars and a fully enclosed rear patio with built in bar, it's highly probable you could spend more time outside the home than in it.

Features of the home include.... neutral decor, timber floorboards, stylish updated kitchen with gas cooktops and breakfast bar, open plan dining area, central lounge with combustion heater, three large bedrooms, two with built in robes, tasteful bathroom, separate laundry and ducted reverse cycle air conditioning.

Located in the front yard is your own private oasis with ample tree shade for year round relaxation overlooking a large in-ground cement swimming pool accompanied with its own pool house/change room with toilet.

Other features we love, the home is within walking distance to Glynville Drive Shops, bus stop, local school and child care centre.

The property is priced to sell and absolutely worthy of an inspection.

Act fast and secure your future.

Built - 1966

Rental Estimate - \$530 to \$550 per week

Council Rates - \$1731 per annum

Emergency Services Levy - \$237 per annum

SA Water - \$166 per quarter

Contact Shane Moore for further details.