

# 19 Sanders Way, Willaston, SA, 5118

## House For Sale

Wednesday, 13 November 2024

19 Sanders Way, Willaston, SA, 5118

Bedrooms: 3

Bathrooms: 2

Parkings: 3

Type: House



Jarrad Watkins

0401517711

## Renovators Delight on a Spacious Allotment!

This three bedroom property is ideally located in Willaston, sits on a generous 748 square meter allotment and boasts a wide 21 meter frontage (approximates). Featuring a spacious backyard and a good sized living area, this home provides you with ample space to add your own personal touches. Appealing to a wide range of prospective purchasers, this residence suits first home buyers, renovators, developers (STNC) and investors alike.

You'll find beautiful reserves and parks nearby including Cormorant Drive Green, Osprey Parade Reserve Playground, Robin Circuit Reserve, and McKinlay Square, allowing you to embrace the outdoors. Coles, Woolworths, and Drakes are all within a short driving distance away for your convenience and for dining and entertainment options you can find an array of Hotels close by which include Willaston, Exchange, and The Golden Fleece. The quality schools in the area include Hewett Primary School, Xavier College Gawler Belt, Gawler Primary School, Trinity College Gawler.

Key features include:

- > The master bedroom offers a walk-in robe, a ceiling fan, and an ensuite which features a shower / bath, a toilet and a vanity.
- > The two additional bedrooms offer ceiling fans and bedroom two includes a built-in robe.
- > The spacious open plan kitchen, dining, and living areas flow seamlessly together and offer a skylight and a ceiling fan.
- > The good sized living room offers two way access and a ceiling fan.
- > The light filled kitchen is equipped with a dishwasher, an electric cooktop, a walk-in pantry, breakfast bar seating, and ample cabinetry.
- > The generously sized backyard offers an in ground swimming pool, a verandah and ample space to create your own backyard oasis.
- > The study provides the opportunity for a home office, featuring built-in shelving and a built-in desk, along with two way access to the kitchen and the formal living room.
- > The bathroom offers a spa bathtub, a shower, a vanity, a separate toilet and two linen presses.
- > The carport offers undercover parking for one vehicle as well as drive through access to the garage which offers additional parking for two vehicles. The garage can also be utilised as a workshop.
- > The two garden sheds provide additional storage space.
- > Ducted heating and cooling throughout.

Details:

Certificate of Title | 5684 / 621

Title | Torrens Title

Year Built | 1986

Land Size | 748 sqm approx

Frontage | 21.00 meters approx

Cooktop | Electric

Council | Town of Gawler

Council Rates | \$588.60 pq

Water Rates | \$165.55 pq

All information provided has been obtained from sources we believe to be accurate. However neither the agent or vendor guarantee this information and we accept no liability for any errors or omissions. All interested parties should seek their own independent legal advice. Should this property be scheduled for auction, the Vendor's Statement may be inspected at Lands Real Estate's office for 3 consecutive business days immediately preceding the auction and at the auction for 30 minutes before it starts. RLA 1609.