

29 Julian Court, Paralowie, SA, 5108



House For Sale

Wednesday, 13 November 2024

29 Julian Court, Paralowie, SA, 5108

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Type: House



Monique Kingsada

Low Maintenance Courtyard Convenience, Security & Comfort!

Perfectly positioned in a low traffic cul-de-sac, nestled amongst other quality newer homes, this delightful 2013 constructed residence offers contemporary low maintenance living across a generous 3-bedroom design.

Your security and privacy are paramount with security roller shutters to all windows providing peace of mind when you are at home or away, while contemporary open plan living provides an impressive modern ambience that flows effortlessly throughout. Split system air-conditioning creates a comfortable interior environment while ambient natural light gently infuses through clever window placements.

Sleek tiled floors, fresh neutral tones and LED downlights create a vibrant, contemporary decor for your everyday entertaining. A large open plan living/dining area offers plenty of space for the entire family, while a bright modern kitchen overlooks.

Cook in contemporary comfort as you socialise and integrate in this clever kitchen design featuring stainless steel appliances, stone look bench tops, double sink with filtered water, crisp white cabinetry and a wide breakfast bar to the dining area.

There is plenty of space for the kids to play in a large paved rear yard and ample room for extra vehicle accommodation via a double garage with front and rear roller doors.

All 3 bedrooms are well proportioned, all offering fresh quality carpets, ceiling fans and robe amenities. Bedroom 1 offers a split system air conditioner, walk-in robe and ensuite bathroom. Bedrooms 2 and 3 both have built-in robes with mirror panel doors.

A clever 3-way bathroom with open vanity and a walk-through laundry with exterior access complete a value packed offering that will appeal to younger buyers moving up and wise investors looking for success.

Briefly:

- * 2013 constructed low maintenance courtyard residence in peaceful cul-de-sac
- * Private and secure with roller shutters to all windows
- * Sleek tiled floors, fresh neutral tones and LED downlights
- * Generous open plan family/dining room with stylish modern kitchen overlooking
- * Split system air conditioner to the living/dining room
- * Kitchen offers stainless steel appliances, stone look bench tops, double sink with filtered water, crisp white cabinetry and a wide breakfast bar to the dining area
- * Generous low maintenance paved rear yard with ample space for kids and pets
- * 3 spacious bedrooms, all double bed capable, all with quality carpets and ceiling fans
- * Bedroom 1 with split system air conditioner, walk-in robe and ensuite bathroom
- * Bedrooms 2 & 3 with built-in robes (mirror panel doors)
- * Clever three-way bathroom with open vanity
- * Walk-through laundry with exterior access
- * Double drive-through garage with front and rear roller doors, plus interior access to the home
- * Constructed by Sterling Homes for the current owners

Centrally located within easy reach of the quality parklands and reserves the Salisbury Council is famous for. Walpole Road Wetland & Playground & Willowbrook Reserve Playground are just around the corner, with the Little Para Linear Park within walking distance, perfect for your daily exercise and recreation.

Paralowie Village Shopping Centre is just down the road and Springbank Plaza, Martins Plaza & Woolworths Paralowie are all easily reached.

The zoned Primary School for this address is Settlers Farm R-7 School, and the zoned high school is Paralowie School. Quality private schools in the area include Bethany Christian School & Temple Christian College. The Goodstart Early Learning Centre is just around the corner, perfect for the younger family. A public transport bus route is conveniently located a short walk away on Kings Road.

For more information, contact Brijesh Mishra on 0430 140 905 or Monique Kingsada on 0402 041 637.

The Vendor's Statement (Form 1) may be inspected at 493 Bridge Road, Para Hills SA 5096 for 3 consecutive business days before the auction and at the auction for 30 minutes before it commences.

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