

**31 Fairbanks Drive, Paralowie, SA, 5108**



**House For Sale**

Tuesday, 19 November 2024

**31 Fairbanks Drive, Paralowie, SA, 5108**

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Type: House**



Michael Janda  
0882811000



Adam Janda  
0882811000

## **A FAIR OPPORTUNITY ON FAIRBANKS DRIVE!**

Discover comfort and opportunity at 31 Fairbanks Drive, Paralowie! This well-maintained 3-bedroom, 1-bathroom home sits on a generous 586sqm (approx.) allotment, making it ideal for first-home buyers and investors alike.

Inside, the home offers three well-sized bedrooms, providing ample space for families to settle in comfortably. A central bathroom with a separate toilet ensures added convenience for busy households. The spacious kitchen and meals area forms the heart of the home, with plenty of room for cooking and gathering. The L-shaped lounge offers versatility, creating an inviting space for relaxing, entertaining guests, or setting up a cosy reading nook.

The expansive backyard presents endless potential. A rear verandah provides an ideal setting for alfresco dining or unwinding while enjoying the backyard view. With ample room for an avid gardener, there's space for vibrant flower beds or even a vegetable garden. For those needing extra storage, the property accommodates secure parking and the option to add a shed (subject to planning consent), ensuring practicality for vehicles and additional equipment.

Located in a family-friendly, thriving community, this home offers everyday convenience. It's close to local schools, parks, and public transport options, making commutes and school drop-offs hassle-free. Nearby shopping centres give easy access to supermarkets, dining options, and essential services, ensuring everything you need is right at your fingertips. With its central position and strong community vibe, this property offers an ideal blend of comfort and convenience, making it highly desirable for all types of buyers.

Paralowie homes are in high demand and moving fast-don't miss out on this fantastic opportunity!

Land // 586sqm (Approx)

Frontage // 19m (Approx)

Year Built // 1986

Council // City of Salisbury

Council Rates // \$1382.25 per annum

Water Rates // \$165.55 per quarter

Rental Appraisal // A written assessment can be provided upon request.