

36 Grand Boulevard, Craighburn Farm, SA, 5051

NOAKES
NICKOLAS

House For Sale

Wednesday, 13 November 2024

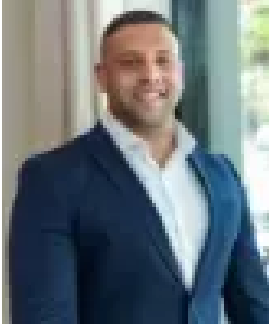
36 Grand Boulevard, Craighburn Farm, SA, 5051

Bedrooms: 5

Bathrooms: 2

Parkings: 2

Type: House



Jorden Tresidder
0881663989

Generous family living from pool to palatial street presence in Craighburn Farm.

Best Offers By 26/11 at 1pm - Unless Sold Prior.

If you're looking for a delightfully sprawling address to spoil your family and kickstart your summer and all the summers to come, this sparkling contemporary five-bedder is ready to exceed expectations for comfort and lifestyle in Craighburn Farm.

From its elegant facade to its three connected living spaces, polished timber floors, glorious garden outlooks, cavernous outdoor entertaining and huge family swimming pool with spa, it's the perfect home for your household's golden years.

A family kitchen dotted with high quality stainless steel appliances forms the home's engine room, with great natural flow to the outdoor entertaining area, or whichever indoor living area you choose today.

Of the five bedrooms, the main bedroom and three others are carpeted and include built-in robes - or a walk-in and luxurious ensuite for the head of household, with stylish floating floors for the fifth bedroom or study, and a handy three-way main bathroom with another bath servicing the kids.

Nestled in the notably friendly heart of the foothills between the Coromandel Valley community and the convenience of Blackwood, enjoy a family-forward lifestyle prime for summer entertaining and surrounded by nature.

Features

Large salt-chlorinated inground swimming pool with spa within refreshed pool area with new shade sail, paving and glass fence

Reverse cycle ducted A/C throughout plus ceiling fans to bedrooms

Secure garage with extra storage space and rear roller door plus further off-street parking

Entertainer's pergola overlooking generous garden and lawns with fruitful trees and two garden sheds

Well-sized laundry with external access and plenty of storage throughout

5kW solar system

Gas hot water system

Lifestyle

Surrounded by playgrounds and reserves, sporting clubs, recreation parks and lakes riddled with wonderful walking trails, and plenty of neighbouring wildlife, from visiting kangaroos to a daily chorus of birdsong

Moments to Blackwood for everyday shopping and cafes, from Coles and Drakes to Aldi

Zoned to Blackwood Primary and Blackwood High, around the corner from Concordia College's St Peters Campus and a short drive to plains colleges including Mercedes and Scotch

Seconds to bus stops along Grand Boulevard and walking distance to Coromandel train station

Under 9km to Seacliff Beach and just over 11km to the Adelaide CBD

Rates

Council \$2702PA

SA Water \$261PQ

ES Levy \$220PA

City of Mitcham

Torrens Title

Year Built 2000

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