

**4 Roberts Cres, Hope Valley, SA, 5090**

RADELAIDE

**House For Sale**

Sunday, 3 November 2024

4 Roberts Cres, Hope Valley, SA, 5090

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Type: House**



Baldeep Dang  
0881263878

## Rare on Roberts!

Discover timeless charm in this beautifully updated 1976 brick veneer home, set on a generous 608sqm (approx.) block with a wide 21m (approx.) frontage in the highly sought-after suburb of Hope Valley.

With three spacious bedrooms, a near-new modern kitchen, bathroom, and laundry, this home has it all. Enjoy a light-filled, open-plan layout that seamlessly connects the living, dining, and kitchen areas, offering ample space for the whole family. The home exudes a welcoming feel with large, well-maintained gardens in both the front and back, perfect for relaxing or entertaining. A private, cozy pergola at the front of the house provides the perfect spot to savor your morning coffee while watching the sunrise.

The property also includes a large driveway with ample off-street parking for multiple vehicles, with space for a caravan, boat, or trailer.

Positioned in a prime location close to amenities like Baymor Reserve, this home appeals to families, first-time buyers entering the market, and investors seeking a valuable addition to their portfolio.

Key features:

- 608m<sup>2</sup> of land size (approx.)
- 21m frontage (approx.)
- Torrens titled
- Potential to subdivide (S.T.C.C.)
- Three spacious bedrooms, each with built-in robes
- Bright, open kitchen, dining, and living area featuring a Gas Wall Furnace and sliding door access to the rear verandah
- Near-new kitchen with subway tile splashback, ample cabinetry, new stainless steel dishwasher, and Omega gas cooktop
- Stylish, modern bathroom with matte black finishes and a separate toilet for added convenience
- Newly renovated laundry with external access
- Split air conditioning in master bedroom and living room
- Low-maintenance backyard with ample room to relax and play
- Paved undercover verandah ideal for entertaining
- Currently rented for \$650 per week until 21/09/2025
- Additional storage shed
- Chicken coop
- Front enclosed pergola area
- Single carport with roller door and extra covered parking along the driveway

This location provides easy access to an array of early learning centres, public and private schools, including Modbury High, Modbury South Primary, Highbury Primary, and Torrens Valley Christian School. With nearby parks, sporting grounds, and shopping choices like Hope Valley Shopping Centre and Tea Tree Plaza, you'll have all the conveniences at your doorstep. Commuting to the CBD is easy via the O'Bahn at Tea Tree Plaza Interchange.

While we have made every possible effort to ensure that the information provided is accurate, Ray White Hillcrest accepts no liability for any inaccuracies or exclusions (including but not limited to a property's land size, floor plans and size, overall condition). We recommend that if you are interested, to make your own inquiries and obtain your own legal advice where necessary.

RLA 319212