

6 Brunel Drive, Modbury Heights, SA, 5092



House For Sale

Thursday, 24 October 2024

6 Brunel Drive, Modbury Heights, SA, 5092

Bedrooms: 4

Bathrooms: 2

Parkings: 1

Type: House



Mohit Gupta
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Brand New Luxe Living in Modbury Heights

Presented by your local real estate agent Mohit Gupta of Ray White Modbury is this brand new, torrens titled, low maintenance, executive level home in Modbury Heights . Built in 2024 this homes is the perfect for the modern family, first home buyers looking to take advantage of stamp duty exemptions and take the leap, or even the empty nester looking to downsize to a quality home without the constraints of daily garden maintenance.

PLEASE NOTE THAT NUMBER 6 BRUNEL IS NOW UNDER CONTRACT !

Welcome to 6A Brunel Drive, Modbury Heights!

Only a short walk down the road from the highly sought after Heights School, the Heights Shopping Centre, Hargrave Reserve and minutes away from Westfield Tea Tree Plaza and bus interchange, Modbury Hospital, Modbury Jets Amateur Football Club and public transportation options along Milne Road, Ladywood Road and McIntyre Road.

This is a chance to purchase in a rapidly increasing sought after pocket within an amazing local community.

Features of this amazing home include:

- Excellent street presence and curb appeal.
- Entry to both homes is accessed via the keyless smart lock.
- Immediate livability upon entry with luxurious stone look tiled flooring throughout the main living areas of the home and floating timber flooring in the bedrooms. Zone controlled ducted reverse cycle air conditioning throughout; as well sourcing the highest of quality fixtures and fittings to provide the property a luxurious finish that is uniform front to back.
- A massive master bedroom suite that looks out to the front garden. Complete with a luxurious walkthrough robe leading to the executive level ensuite complete with large shower, dual basins with backlit and heater mirrors, floor to ceiling tiles and toilet included.
- Bedroom 2 complete with warm floating timber floors.
- Bedrooms 3 & 4 complete with floor to ceiling built in robes and warm floating timber floors.
- Luxurious main bathroom with floor to ceiling tiles, freestanding egg bath, shower with shower alcove, and waterfall style shower head. The separate toilet and powder room complete with stone benchtops, subway tile splash backs and back lit vanity mirror are located adjacent.
- An expansive and light filled open plan living, dining and kitchen space is located at the rear of the home and flows effortlessly to the outdoor entertaining area creating a sense of indoor / outdoor living that can be enjoyed with loved ones all year round.
- Meals can be prepared with ease thanks to the convenience of having the spacious chefs kitchen with ample storage and butlers pantry adjacent. The kitchen complete with gas stove top, subway tiled splashback and central stone island with basin and microwave alcove. Ample storage, dual basins, dishwasher and stone benchtop can be found in the butlers pantry making it the perfect place to hide the unwanted mess when entertaining your guests at the numerous dinner parties and family events all year round.
- Large laundry room with luxurious tiled flooring, stone bench tops, subway tiled splashback and ample storage options as well as providing external side access.
- Linen cupboards at both ends of the central hallway is a very convenient touch.
- 2.7 meter ceilings in the hallway and 3 meter ceilings in the open plan living area.
- Undercover entertaining area spacious in size and overlooks the low maintenance yard. Perfect in size for children and pets. A gas outlet point allows prospective purchasers to add an outdoor kitchen or plumbed in barbecue should they wish.
- Water tank.
- Single garage with epoxy flooring, automated roller door and external access down the side of the home and internal access to the central hallway.
- NBN internet connection to both premises available through HFC (hybrid fibre coaxial.)

- Local schooling options include The Heights School, Redwood Park Primary School, East Para Primary School and Golden Grove High School.
- Nearby places of worship include Revival City Church on Milne Road and Gurdwara Sahib on Famechon Crescent, Modbury North.

With so many features and located within minutes to so many amazing local amenities an in person inspection of is property is an absolute must!

Please note that all questions can be directed to Mohit Gupta of Ray White Modbury on 0421472034

DISCLAIMER: We have in preparing this document used our best endeavours to ensure the information contained is true and accurate, but accept no responsibility and disclaim all liability in respect to any errors, omissions, inaccuracies or misstatements contained. Prospective purchasers should make their own enquiries to verify the information contained in this document.

RLA-322341