

**27 Bice Street, Barmera, SA, 5345**



**Semi-detached For Sale**

Wednesday, 18 December 2024

27 Bice Street, Barmera, SA, 5345

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 3**

**Type: Semi-detached**



Karen Nash  
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## Smart, Affordable & Well Positioned

This three-bedroom duplex is nestled on 648m<sup>2</sup> parcel within walking distance to sporting, medical facilities, the stunning Lake Bonney and CBD. This home would be suitable for the first home buyer, downsizer or investor.

- ☐ Open plan lounge/dining/kitchen with gas stove
- ☐ Polished timber floors through all three-bedrooms and lounge room
- ☐ Bathroom has large shower alcove, shaving cabinet and basin
- ☐ Climate control consists of ducted evaporative air conditioner, split system and ceiling fan
- ☐ Ample off-street parking with double gates to the carport, second carport access is from the rear lane
- ☐ Shedding has earth floor and lean-to
- ☐ Rainwater tank is plumbed to the laundry, the other tank is used for the garden
- ☐ Veranda to the back area doubles as entertaining area
- ☐ Currently tenanted on a periodic lease for \$300 per week
- ☐ Fully fenced rear yard with lawn areas and low maintenance gardens

Get in quick to inspect this three-bedroom beauty and explore everything that this property has to offer, call me today to arrange a time.

Disclaimer: In preparing this information we have used our best endeavours to ensure details contained herein are true and accurate, however we accept no responsibility and disclaim all liability in respect of any errors, omissions or inaccuracies. Prospective purchasers should make their own enquiries to verify the information contained herein.

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