

# 4/31 Cresdee Road, Campbelltown, SA, 5074

## Townhouse For Sale

Wednesday, 18 December 2024

4/31 Cresdee Road, Campbelltown, SA, 5074

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 3**

**Type: Townhouse**



Jarrad Watkins

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## Wonderful Three Bedroom Townhouse in a Great Location

On offer is this wonderfully maintained three bedroom townhouse which is positioned in the convenient location of Campbelltown and is sure to appeal to a range of buyers. Featuring three well appointed bedrooms, an open plan dining, kitchen and living area, as well as a low maintenance private courtyard, this property is waiting for you to make it your own!

Valuably positioned within close proximity to all the desired amenities, Newton Central is just up the road which offers Drakes and Target as well as cafes and restaurants for your convenience. Local parks nearby include Charlesworth Park, Thorndorn Park Reserve and Unity Park allowing you to embrace the outdoors and The ARC Campbelltown is around the corner for recreational activities. Quality public and private schools include Charles Campbell College, East Torrens Primary School, Saint Ignatius' College and Stradbroke Primary School.

Upper floor features include:

- > The spacious master bedroom offers a walk-in robe, an ensuite featuring a bathtub, a shower, a toilet, and a dual sink vanity as well as a lovely balcony.
- > The two additional bedrooms feature built-in robes.
- > The study / additional living space allows you to relax and window in comfort.
- > The main bathroom features a bathtub, a shower, a toilet, and a vanity.

Ground floor features include:

- > A beautiful open plan kitchen, living and dining space that intertwines with the lovely courtyard, providing you with easy indoor to outdoor living.
- > The light filled kitchen offers an expansive bench top, gas cooktop, ample cabinetry, a dishwasher, and breakfast bar seating.
- > The low maintenance courtyard allows you to embrace nature and the outdoors with loved ones.
- > Laundry alcove with a large sink and space for a washing machine.
- > An additional toilet for your convenience.
- > The garage offers secure parking for two vehicles, with convenient internal access and an additional parking space beside the property.

Details :

Certificate of Title | 6237 / 885

Title | Community Title

Year Built | 2019

Land Size | 140 sqm approx

Frontage | 8.2 meters approx

Cooktop | Gas

Council | Campbelltown City Council

Council Rates | \$TBA pa

Water Rates | \$TBC pq

All information provided has been obtained from sources we believe to be accurate. However neither the agent or vendor guarantee this information and we accept no liability for any errors or omissions. All interested parties should seek their own independent legal advice. Should this property be scheduled for auction, the Vendor's Statement may be inspected at Lands Real Estate's office for 3 consecutive business days immediately preceding the auction and at the auction for 30 minutes before it starts. RLA 1609.