



2/200 Payneham Road, Evandale

Quiet Rear Group Location

Don't let the address fool you, the homette is set back from the road, at the rear of the group.

Perfectly positioned in a small group of 5, this property is conveniently located close to public transport, The Norwood Parade, The Avenue's and Marden shopping centres, Magill Road retail delights and eatery's, The Maylands hotel and more.

Features include:

- Favourable sun aspect with a north facing backyard leaving the house cooler in summer and warmer in winter.
- Front lounge room with floorboards and gas heater
- Open plan kitchen and meals area opening to courtyard
- Kitchen with ample cupboard and benchtop space, pantry and gas all in one oven and cooktop
- 2 good sized bedrooms, both with ceiling fans, main with built in robes
- Bath with bath, shower, large vanity and separate toilet
- Internal laundry
- Ducted evaporative air conditioning
- Carport with a remote-controlled garage door
- Additional off-street parking for an additional car
- Easy care garden

2 1 2

FOR RENT

Please Call

AGENTS

Keith Brown

0402 353 240

keith.brown@ljhadelaidemetro.com.au

AGENCY

LJ Hooker St Peters

(08) 8362 8008

All information contained therein is gathered from relevant third parties sources.
We cannot guarantee or give any warranty about the information provided.
Interested parties must rely solely on their own enquiries.



This property offers effortless lock up and leave lifestyle, just a stone's throw from The Avenues Shopping Centre, local favourite Nathaniel's Cafe, and buses out the front that'll drop you into the City. It's just mere minutes to the retail and entertainment delights of both Magill Road and The Parade, and just an 8-minute commute into the CBD.

Water charges: Water usage and supply charges apply
Furniture: Unfurnished

NOTE ABOUT THE OPEN INSPECTIONS: Interested persons **MUST** register their details to attend any of the scheduled viewing dates and times allocated. The agent will not attend the listed viewing date and time if you do not register and confirm your attendance. It is for this reason we highly recommend you register to attend to ensure the agent's attendance and to avoid disappointment.

Disclaimer: All information provided has been obtained from sources we believe to be accurate, however, we cannot guarantee the information is accurate and we accept no liability for any errors or omissions. We encourage all interested parties to make their own enquiries, particularly regarding NBN/internet availability at the property.

MORE DETAILS

Property ID	2CH6FDZ
Property Type	House
Including	Air Conditioning
	Toilets (1)

Keith Brown 0402 353 240

Property Investment Manager | keith.brown@ljhadelaidemetro.com.au

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2a Portrush Road, PAYNEHAM SA 5070

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TO BOOK AN OPEN HOME INSPECTION

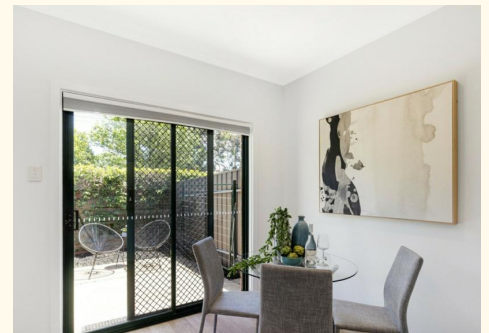
To book an inspection, please register your interest via the 'Book or Request an Inspection' button.

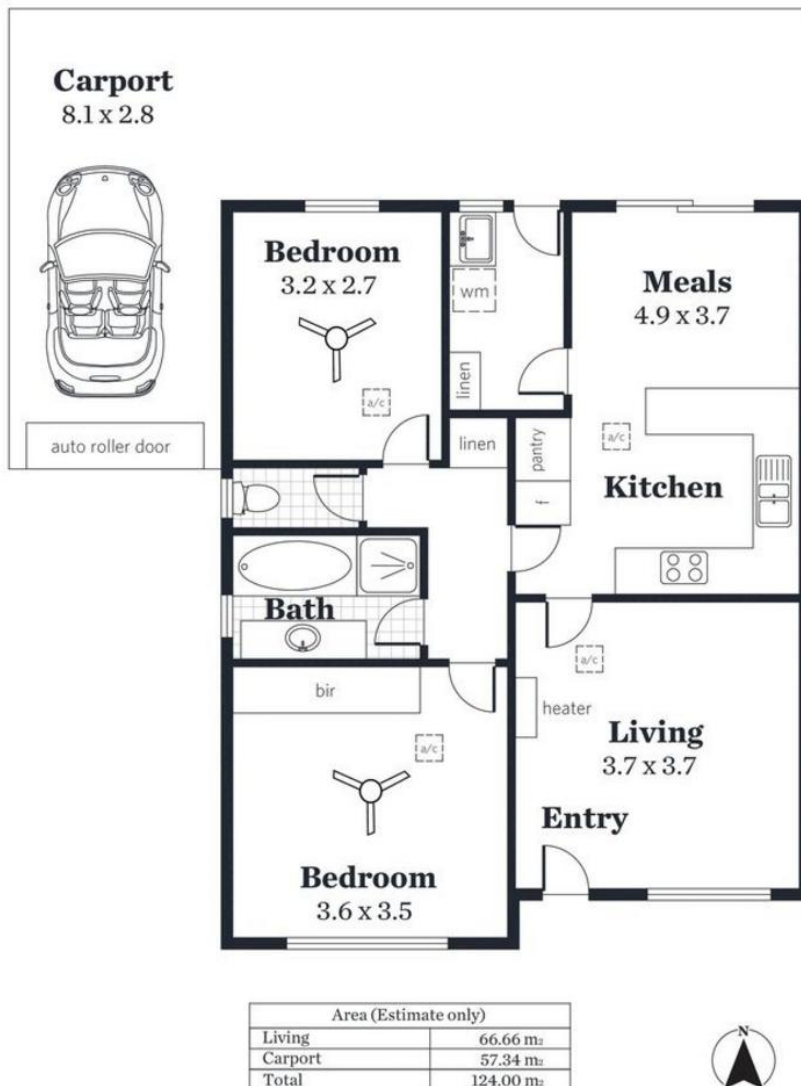
If no open times are displayed you will be advised the status of this property within 2 business days.

*Please note: Inspection times are unable to be displayed if viewing from the app.

How to apply: www.2apply.com.au

LJ Hooker





All information provided has been obtained from sources we believe to be accurate, however, we cannot guarantee the information is accurate and we accept no liability for any errors or omissions (including but not limited to a property's land size, floor plans and size, building age and condition). Interested parties should make their own inquiries and obtain their own legal advice. Ceiling heights are not included in total living.