



13 Blanche Avenue, Magill

## Renovated Character Cottage

This charming home combines timeless character with modern updates, offering both comfort and convenience in the ever-popular suburb of Magill. Ideally located close to local shopping, cafes, parks and quality schools, it's a perfect choice for families, students or professionals.




Property features:

- 2 good-sized bedrooms with high ceilings, both with split system air conditioning and Ceiling fan
- Versatile 3rd bedroom ideal home office
- Formal lounge with split system air conditioning
- Eat-in kitchen with gas cooker and plenty of storage
- Seperate toilet and laundry
- Freshly painted throughout with new carpets, new kitchen flooring and new window coverings
- Low-maintenance backyard
- Undercover parking

With its blend of original charm and modern style, this home is ready for you to move straight in and enjoy easy living in a highly regarded Adelaide location.

**NOTE ABOUT THE OPEN INSPECTIONS:** Interested persons **MUST**

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.

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**FOR RENT**

Please Call

**AGENTS**

Jiawen Gao

0422571024

[jiawen.gao@ljhadelaidemetro.com.au](mailto:jiawen.gao@ljhadelaidemetro.com.au)

**AGENCY**

LJ Hooker St Peters

(08) 8362 8008

 **LJ Hooker**

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                    2DFBFDZ  
Property Type                House

**Jiawen Gao 0422571024**

Property Investment Manager | [jiawen.gao@ljhadelaidemetro.com.au](mailto:jiawen.gao@ljhadelaidemetro.com.au)

**LJ Hooker St Peters (08) 8362 8008**

2a Portrush Road, PAYNEHAM SA 5070

[stpeters.ljhooker.com.au](http://stpeters.ljhooker.com.au) | [stpeters@ljhadelaidemetro.com.au](mailto:stpeters@ljhadelaidemetro.com.au)

