



Sold



5 George Road, Angle Vale

Modern & Effortless Living

Built in 2023 and designed with comfort and convenience in mind, this stunning home offers a modern lifestyle with premium finishes throughout. From the moment you step inside, the 2.7m high ceilings, luxury laminate flooring and soft carpets to all bedrooms create an immediate sense of quality and space.

The master suite is a true retreat, featuring a private ensuite, generous walk-in robe and tinted windows, while bedrooms 2 to 4 include built-in robes. All bedrooms are complimented with ScreenAway blinds for added comfort and privacy.

At the heart of the home is the light-filled open plan kitchen and living area, with a second living room offering extra flexibility for a kid's zone, home theatre or quiet retreat. Enjoy ample bench space, sleek cabinetry, a hidden butler's pantry and excellent storage throughout. The Smart Air Touch ducted heating & cooling system ensures year-round climate control at the touch of a button.

Step outside to the undercover entertaining area, perfect for weekend BBQs or relaxing with family, overlooking the low-maintenance grounds designed for easy living. With a 7.7kW solar system and provision for rainwater, this home blends modern comfort with smart efficiency.

4 2 2

FOR SALE
\$799,000 - \$849,000

AGENTS

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AGENCY

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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.

LJ Hooker

Key Features:

- 2023 modern build with 2.7m ceilings.
- Luxury laminate flooring plus carpeted bedrooms.
- Master with ensuite & walk-in robe.
- Built-in robes to bedrooms 2, 3 & 4.
- Smart Air Touch ducted heating & cooling.
- ScreenAway blinds to all bedrooms.
- Open plan kitchen & living.
- Second living area.
- Hidden butler's pantry plus excellent storage throughout.
- 7.7kW solar system.
- Undercover outdoor entertaining.
- Low-maintenance grounds and gardens.
- Provision for rainwater.

For further information or to make time to inspect, please contact Brianna Stopps on 0437 969 863.

CT/ 6265/758

Year Built / 2023

Internal Living / 188m² (approx.)

Land Size / 438m² (approx.)

Local Government / Playford Council

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 enquiries and obtain their own legal and financial advice. Should this property be scheduled for auction, the Vendor's Statement may be inspected at our LJ Hooker Property Specialists Real Estate office for 3 consecutive business days immediately preceding the auction and at the auction for 30 minutes before it starts. RLA 343733

MORE DETAILS

Property ID	1VTHG54
Property Type	House
House Size	188 m ²
Land Area	438 m ²
Including	Ensuite Ducted Cooling Ducted Heating Dishwasher Outdoor Entertaining Floorboards Built-in-Robes Secure Parking Fully Fenced Remote Garage

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8 George Road,
ANGLE VALE



Living:	128.50SQ.M
Garage:	22.30SQ.M
Porch:	0.90SQ.M
Alfresco:	9.20SQ.M
TOTAL:	160.90SQ.M



This Drawing is for illustration purposes only. All measurements are internal and approximate. Details intended to be relied upon should be independently verified.