




19a Marshall Terrace, Brooklyn Park

Contemporary Luxury & Architectural Excellence in the Heart of Brooklyn Park

Experience the pinnacle of modern living in this high-quality, brand-new residence, where thoughtful design, premium finishes, and expansive proportions combine to create a home of exceptional comfort and style. With soaring ceilings and multiple living zones, this home is perfectly tailored for families who value space, sophistication, and seamless indoor-outdoor living.

At the front of the home, a versatile second living area provides the ideal space for a formal lounge, media room, or quiet retreat. A dedicated study nook adds further flexibility, perfect for those working from home or for growing families needing a practical workspace.

The home comprises four generously sized bedrooms, each designed with comfort in mind. The master suite is truly a standout, offering a luxurious retreat complete with a spacious walk-in wardrobe and a beautifully appointed ensuite featuring high-end finishes and a refined, contemporary design. The remaining bedrooms are well-served by a stylish central bathroom, thoughtfully designed with quality fittings and ample storage.

4  2  4 

FOR SALE
Contact Agent

VIEW
Mon 25th May @ 5:00PM - 5:25PM

AGENTS
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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**

At the heart of the home, the designer kitchen makes a bold statement with its stunning 40mm natural stone benchtops and striking waterfall island. Equipped with premium European appliances, this space blends elegance with functionality. A fully equipped butler's pantry provides additional preparation space and storage, keeping the main kitchen pristine and perfect for entertaining.

The kitchen seamlessly connects to the expansive open plan living and dining area, where soaring ceilings, reaching an impressive 3.3 meters, enhance the sense of space and natural light. This central hub flows effortlessly out to the alfresco area, creating the ultimate indoor-outdoor lifestyle.

Step outside to discover a truly impressive outdoor entertaining space, complete with a fully equipped outdoor kitchen, ideal for hosting family and friends all year round. Whether it's casual weekends or large gatherings, this space has been designed to impress.

Completing the home is a secure double garage with internal access, along with low-maintenance landscaping that allows you to enjoy more time relaxing and less time on upkeep.

Positioned in the ever-popular suburb of Brooklyn Park, this home offers unbeatable convenience with easy access to the CBD, Adelaide Airport, local schools, shopping precincts, and public transport.

This is a rare opportunity to secure a brand-new, high-spec home that delivers luxury, functionality, and lifestyle in equal measure.

Key Features:

- Brand new, high-quality build with premium finishes throughout
- Four spacious bedrooms, including luxurious master suite with walk-in robe and ensuite
- Multiple living zones including second lounge and open plan family area
- Dedicated study nook ideal for work-from-home or study space
- Designer kitchen with 40mm natural stone benchtops and waterfall island
- European appliances and fully equipped butler's pantry
- Expansive open plan living and dining area with soaring 3.3m ceilings
- Standard 3m ceilings throughout enhancing space and light
- Stylish central bathroom with quality fittings and ample storage
- Exceptional alfresco area with fully equipped outdoor kitchen
- Seamless indoor-outdoor entertaining design
- Double garage with secure internal access
- Low-maintenance landscaped gardens
- Prime location close to CBD, airport, shops, schools, and public transport

Title: Torrens Title

Year built: 2025

Land size: 357sqm (approx)

Council: City of West Torrens

Council rates: \$2,350.35pa (approx)

ESL: \$140.50pa (approx)

SA Water & Sewer supply: \$176.30pq (approx)

All information provided including, but not limited to, the property's land size, floorplan, floor size, building age and general property description has been obtained from sources deemed reliable. However, the agent and the vendor cannot guarantee the information is accurate and the agent, and the vendor, does not accept any

liability for any errors or oversights. Interested parties should make their own independent enquiries and obtain their own advice regarding the property. Should this property be scheduled for Auction, the Vendor's Statement will be available for perusal by members of the public 3 business days prior to the Auction at the offices of LJ Hooker Mile End at 206a Henley Beach Road, Torrensville and for 30 minutes prior to the Auction at the place which the Auction will be conducted. RLA 242629

MORE DETAILS

Property ID	YBGHDM
Property Type	House
Land Area	357 m2
Including	Ensuite
	Air Conditioning
	Close to Schools
	Close to Shops
	Close to Transport
	Roller Door Access
	Window Treatments

Thanasi Mantopoulos 0421 188 498

Sales Executive | thanasi@ljhooker.me

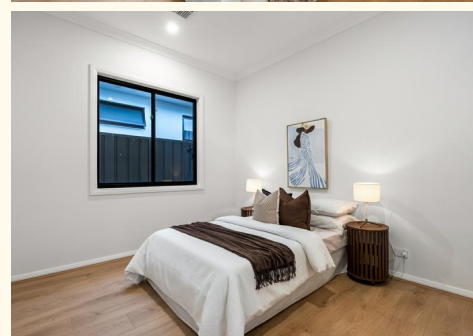
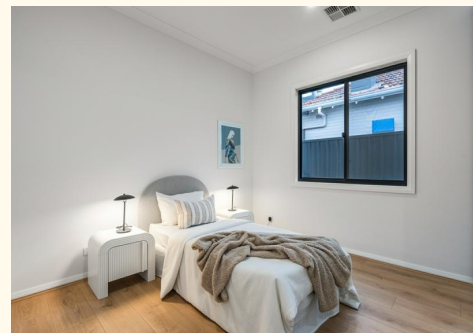
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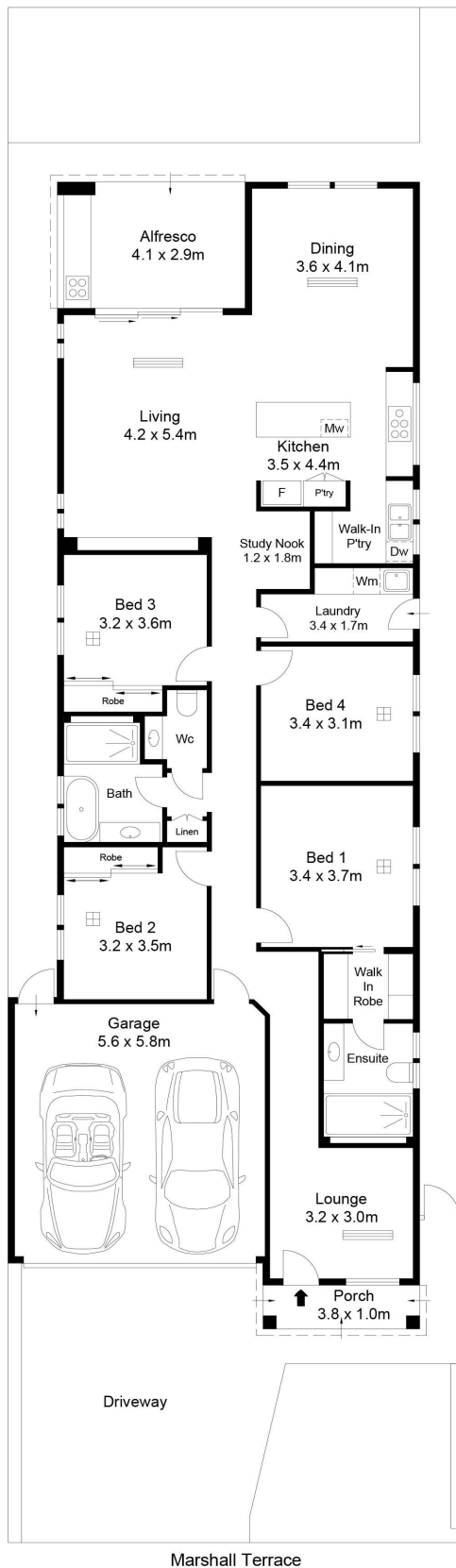
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Living	153.4m ²
Alfresco	11.9m ²
Porch	3.8m ²
Garage	32.4m ²
Total	201.5m ²



Scale in metres. This drawing is for illustration purposes only. All measurements are approximate and details intended to be relied upon should be independently verified.

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