







66 Kent Avenue, Clearview

Your Summer Escape Awaits!

Built by Dechellis Homes and set on a generous 690sqm (approx.) allotment, this impressive residence delivers an outstanding combination of space, quality and lifestyle. With approximately 255sqm of internal living, the home offers an abundance of room for the whole family, complemented by quality finishes, multiple living areas and an impressive outdoor entertaining setup.

Step inside and you are welcomed by a spacious entry hallway, where the vaulted ceiling immediately creates a sense of space and sets the tone for what lies beyond. The master bedroom is positioned at the front of the home, complete with a walk-in robe and ensuite, while the remaining three bedrooms are positioned around a central study area, providing a handy space for working from home or study.

The layout opens into the main dining and family area, with the kitchen taking centre stage, featuring an island benchtop, stone finishes, pendant lighting and an impressive butler's pantry flowing through to additional walk-in pantry storage. From here, the home extends outdoors to a decked alfresco area overlooking the lawn and swimming pool, creating a fantastic setting for entertaining, relaxing or enjoying time with family and friends. The paved pool surrounds, solar heating and additional adjoining patio further enhance the outdoor space, while the generous backyard also accommodates a substantial

4 3 2

FOR SALE
$1,450,000 - $1,550,000

VIEW
Sun 8th Nov @ 11:30AM - 12:00PM

AGENTS

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AGENCY

LJ Hooker Property Specialists
(08) 8289 6660

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We cannot guarantee or give any warranty about the information provided.
Interested parties must rely solely on their own enquiries.

LJ Hooker

6m x 6m shed with workshop, providing plenty of room for hobbies, projects or additional storage.

Features Include

- Four bedrooms, all with built-in robes, master with walk-in robe and ensuite with stone benchtops
- Open-plan kitchen with island benchtop, stone finishes, pendant lighting and breakfast bar and Butler's pantry flowing through to walk-in pantry
- Double oven, 900mm gas cooktop and plumbed fridge
- Automatic double panel lift garage with drive-through access to backyard, internal storage area just inside the garage entry and ladder access to roof storage with MDF shelving
- Ducted reverse cycle air conditioning throughout
- 10kW solar system with dual battery capacity of 28.8kWh (approximately 6 months old)
- Decked alfresco overlooking the lawn and swimming pool
- Swimming pool with solar heating, paved surrounds and adjoining patio area
- 6m x 6m shed with workshop
- Escea gas heater in living area
- Aggregate concrete driveway
- Home theatre or additional living space/bedroom
- Security cameras and Crimsafe screen doors

The home is ideally positioned close to local schools, shopping facilities, parks and playgrounds, with St Albans Reserve just a short drive away. Hampstead Road and Grand Junction Road are also easily accessible, making travel around Adelaide simple and convenient. Combining quality construction, generous living spaces and fantastic outdoor entertaining, this is a home that offers plenty for the whole family to enjoy.

Enquire today!

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 208516











MORE DETAILS

Property ID	2E57GJU
Property Type	House
House Size	255 m2
Land Area	690 m2

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331m²	208m²	5m²	86m²	14m²	18m²
TOTAL	Living	Porch	Garage/ Workshop	Verandah	Alfresco

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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