



## Davoren Park, 14 Dartmouth Street

### Well-Maintained Home with a Spacious Backyard

Perfect for first-time home buyers, investors, or those seeking to downsize while still enjoying a spacious backyard. With convenient access to local shopping, schools, public transport, and major road networks, this property presents endless opportunities.

Step inside this delightful home, where an open-plan living and dining area flows seamlessly into a well-appointed kitchen, complete with ample bench space and storage. The two generously sized bedrooms include built-in storage in one, while the bathroom and WC are conveniently positioned near the rear laundry.

Enjoy year-round entertaining under the full-length verandah, overlooking the expansive backyard. Spend your weekends tending to the established fruit trees and lush lawn. The property is fully fenced and offers plenty of off-street parking, including a secure carport and additional driveway space.



**For Sale**  
\$545,000

**View**  
[ljhooker.com.au/XFQHDM](http://ljhooker.com.au/XFQHDM)

**Contact**  
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**LJ Hooker Mile End | Woodville**  
**(08) 8352 7111**

**Disclaimer:** 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.

Situated in Adelaide's rapidly expanding northern suburbs, this location offers easy access to public transport. Just a short drive to Elizabeth City Centre or Munno Para Shopping Centre, providing a variety of retail and department stores for your convenience. Enjoy nearby parks, playgrounds, and sporting facilities, including Elizabeth Football Club, with local schooling options such as Swallowcliffe School P-6 and Playford International College.

#### Key Features

- Open plan living and meals area with a split system AC
- Kitchen boasts ample storage, and a window overlooking the back yard
- Two good sized bedrooms, one fitted with built-in wardrobes
- Bathroom includes a bathtub and separate WC
- Laundry at the back of the home
- Full length verandah, ideal for entertaining
- Expansive gardens with established fruit trees and lawn
- Garden shed for additional storage
- Secure carport parking, plus driveway parking
- Fully fenced property
- Solar panels and roller shutters on some windows
- Furniture included

#### Specifications

Title: Torrens Title

Year built: 544sqm (approx)

Land size: TBC

Council: City of Playford

Council rates: TBC

ESL: TBC

SA Water & Sewer supply: TBC

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



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## More About this Property

Property ID	XFQHDM
Property Type	House
Land Area	544 m2
Including	Air Conditioning

**Lisa Xu 0432 235 818**

Sales Executive | [lisax@ljmw.com.au](mailto:lisax@ljmw.com.au)

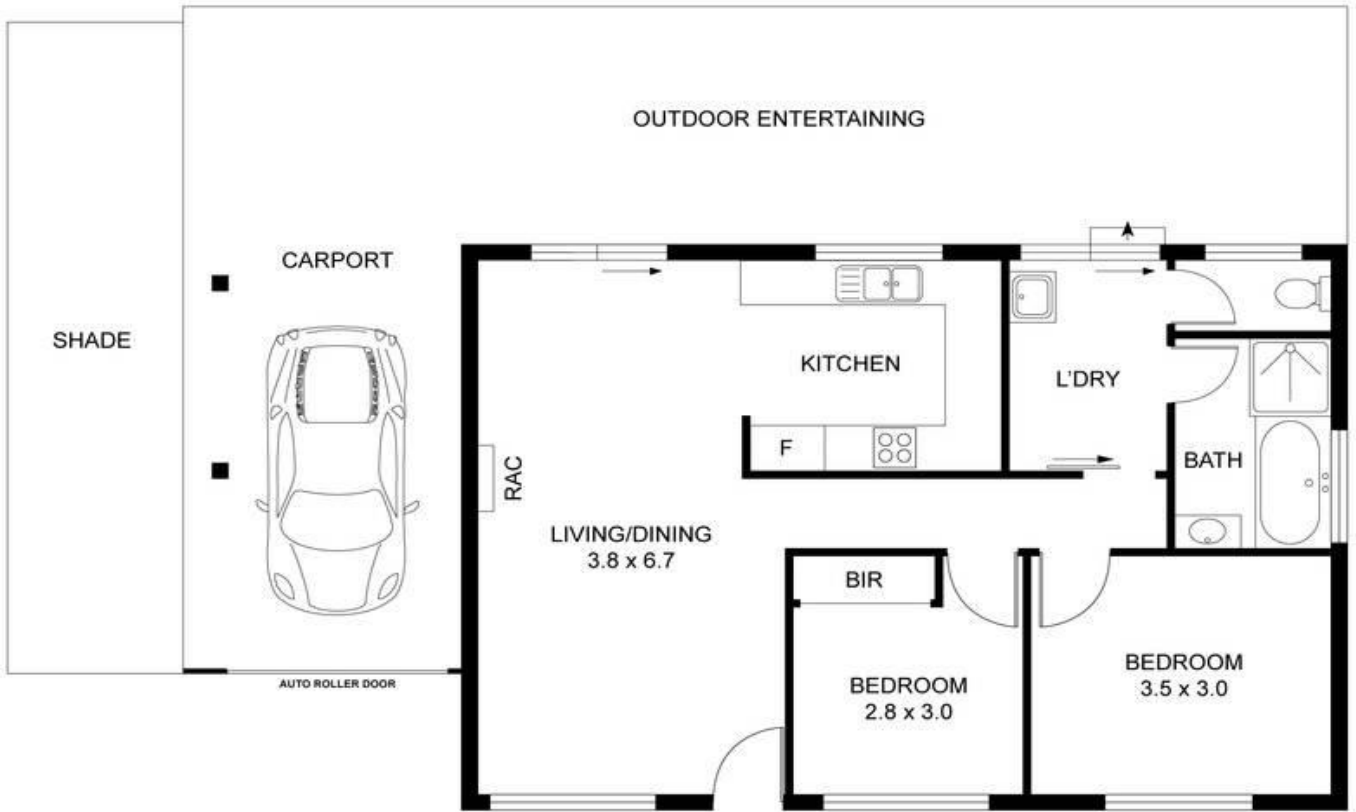
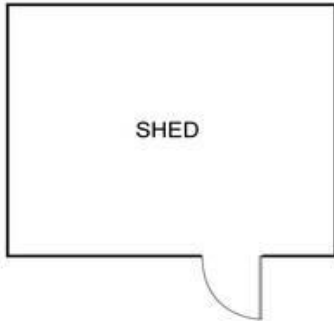
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