

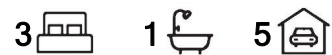
## Elizabeth Downs, 46 Peacock Road

Stylish & Spacious 3-Bedroom Home —Perfect for Families or Investors

Set on a generous 800+ sqm (approx.) block, this beautifully presented home is an excellent opportunity for owner-occupiers and investors alike. With ample space for a growing family and a range of desirable features, this is a must-see property!

Boasting an abundance of features including:

- Spacious Formal Lounge: Enjoy the elegance of quality flooring in the large lounge area.
- Modern Kitchen & Dining: A generous tiled space with plenty of cupboard storage.
- The master bedroom features built-in furniture, a roller shutter, and a ceiling fan.
- Bedrooms 2 & 3 come with built-in robes for added convenience.
- Stylish Bathroom: Beautifully updated with floor-to-ceiling tiling.
- Versatile Family/Sunroom: Overlooks the rear garden and veranda, providing a relaxing retreat.
- Functional Laundry: Equipped with built-in cupboards for easy organization.



**For Sale**  
\$540,000 - \$580,000

**View**  
[ljhooker.com.au/66Y3FDC](http://ljhooker.com.au/66Y3FDC)

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- Energy Efficiency: Solar panels help reduce power costs.
- Year-Round Comfort: Ducted evaporative air-conditioning and an additional wall unit for climate control.
- Enhanced Security: Security screens on windows for peace of mind.

Outdoor Highlights:

- Two Large Sheds: One includes an office/darkroom-ideal for hobbyists or a home workshop.
- Ample Parking: A spacious carport with an automatic roller door, plus a long driveway for extra parking.
- Rear verandah overlooking an in-ground pool, complete with new fencing, pump, and filtration system.
- Generous garden space, perfect for kids to play.

For investors looking to expand their portfolios, the rental estimate on this property is \$520 —\$560 per week.

And lets not forget the prime location! Conveniently close to Munno Para Shopping Centre, Elizabeth Shopping Centre, and Elizabeth Downs Shopping Centre, with easy access to public transport, dining, and essential amenities. The area is well-served by quality schools, including: Elizabeth Downs Primary, South Downs Primary, Elizabeth Park Primary School, Craigmore High School and the Kaurna Plains School.

Don't miss out on this fantastic opportunity-contact Gareth Dickins on 0417 883 329 for more information.

Disclaimer:

We have in preparing this document used our best endeavours to ensure the information contained is true and accurate, but accept no responsibility and disclaim all liability in respect to any errors, omissions, inaccuracies or misstatements contained. Prospective purchasers should make their own enquiries to verify the information contained in this document.

RLA155355

## More About this Property

Property ID	66Y3FDC
Property Type	House

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## 46 Peacock Road, Elizabeth Downs

DISCLAIMER: Floorplan and area calculation are approximate and for illustration purposes only.  
Produced by **Property Portraits**

Interior	123m <sup>2</sup>	<b>218m<sup>2</sup></b> TOTAL
Garage	38m <sup>2</sup>	
Shed	29m <sup>2</sup>	
Verandah	21m <sup>2</sup>	
Porch	7m <sup>2</sup>	