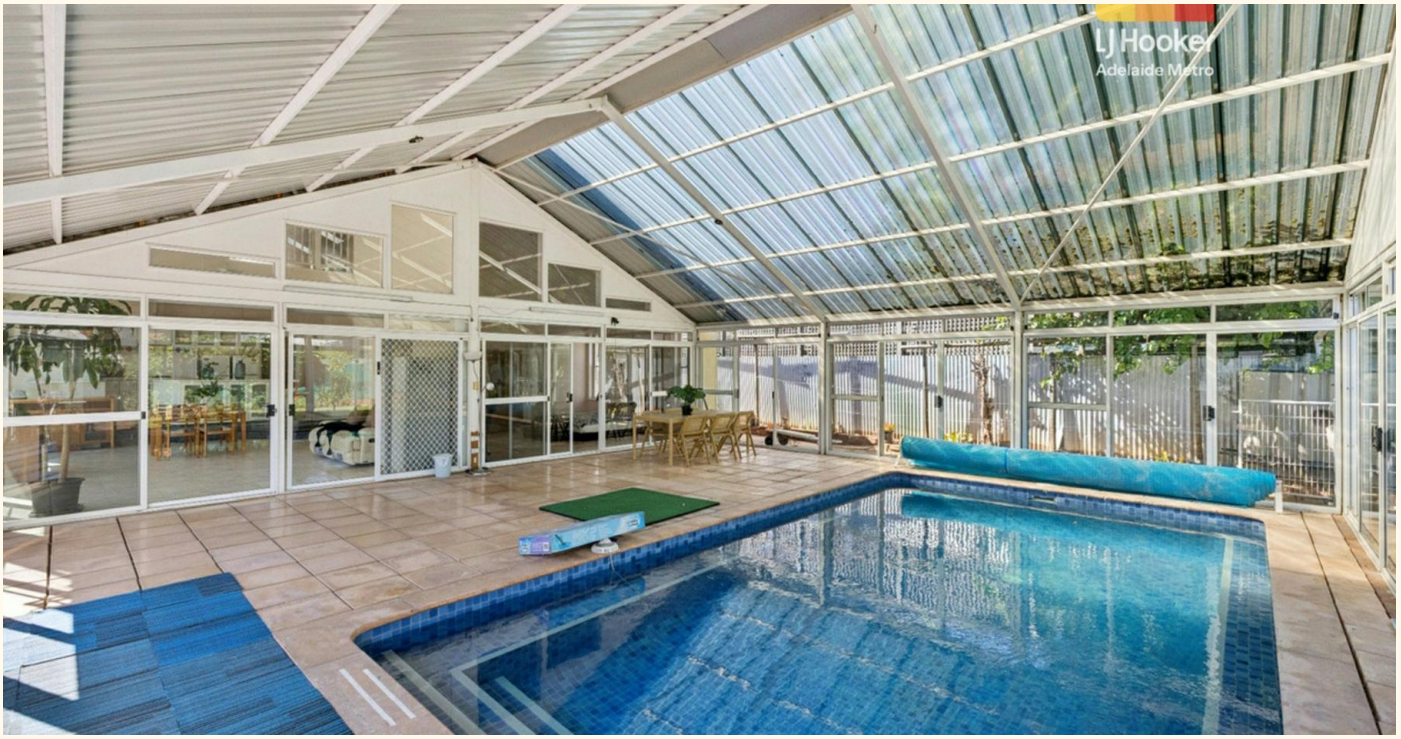








36 Llandower Avenue, Evandale

Timeless Character Meets Modern Family Living

Set in the highly sought after suburb of Evandale, this charming 1920s bungalow beautifully combines timeless character with modern comfort and exceptional space.

Occupying a generous allotment of approximately 790sqm with an impressive 15.2m frontage with dual entry points, this character filled residence showcases soaring ceilings, original leadlight windows, decorative picture rails and beautiful fireplaces, complemented by thoughtful extensions and versatile living spaces.

Offering four spacious bedrooms with the flexibility for a fifth, three generous living areas and an expansive upstairs retreat, the home caters effortlessly to growing families, multi-generational living and those seeking additional space to work or relax.

The gourmet kitchen features quality appliances, an oversized island bench and Corian benchtops, flowing into the spacious rear living area. The main bedroom offers a walk-in robe and ensuite, while the main bathroom features a heated spa bath for added comfort.

Outside, the established garden and solar heated concrete swimming

4 2 2

FOR SALE
Contact Agent

VIEW
Sat 21st Nov @ 11:30AM - 12:00PM

AGENTS

Lisa Xu
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AGENCY

LJ Hooker St Peters
(08) 8362 8008

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.

pool create the perfect setting for entertaining and family enjoyment. With undercover parking for at least three vehicles, additional storage and exciting scope to further enhance, this home offers a wonderful blend of lifestyle and future potential.

Conveniently located just minutes from the Adelaide CBD and Norwood Parade, with easy access to quality schooling, shopping and public transport.

A rare opportunity to secure a character filled family home offering space, versatility and endless possibilities in tightly held Evandale.

Property Highlights
- Approx. 790sqm allotment with 15.2m frontage
- Four bedrooms with potential for a fifth
- Three spacious living areas plus an upstairs retreat
- Character features throughout
- Gourmet kitchen with quality appliances and Corian benchtops
- Main bedroom with walk-in robe and ensuite
- Solar heated concrete swimming pool
- Solar electricity system.
- Undercover parking for at least three vehicles
- Established gardens, two storage sheds and further potential

Purchasing this property as an investment? Talk with Kirsty Clark from our PM team and see why our Property Management department is #1 amongst all the LJ Hooker offices Worldwide.

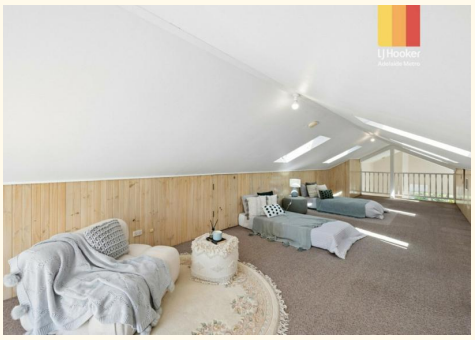
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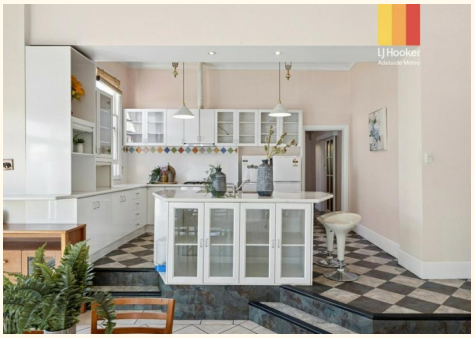
MORE DETAILS

Property ID	2EPZFDZ
Property Type	House
Land Area	790 m2
Including	Ensuite









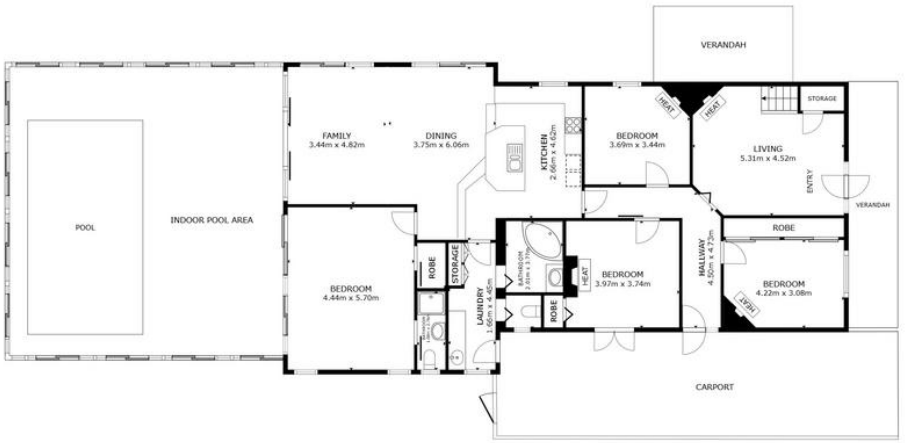


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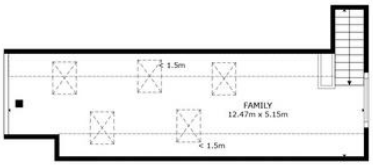
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FIRST FLOOR



SECOND FLOOR

PLANS AND LAYOUTS ARE NOT TO SCALE; DIMENSIONS ARE INDICATIVE ONLY. DETACHED STRUCTURES MAY NOT BE IN POSITION. INTERESTED PARTIES SHOULD MAKE AND RELY ON THEIR OWN ENQUIRIES.

Matterport

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LJ Hooker