



1 Northside Court, Evanston Gardens

The perfect starter, downsizer or add to your investment portfolio

Whether you're looking to step into the property market, simplify your lifestyle or add a smart investment to your portfolio, this home presents an exciting opportunity in a convenient Evanston Gardens location.

Nestled in a quiet street, the home offers peaceful everyday living while remaining within close proximity to the train station, making it an ideal choice for commuters and those wanting easy access to surrounding amenities.

Positioned on a corner allotment, the property offers the added advantage of potential side access (STCC) ideal for those needing additional vehicle, trailer or recreational storage.

Designed with easy living in mind, this is a home where you can move in, settle down and enjoy without the burden of extensive upkeep.

Features:

- Three well proportioned bedrooms.
- Built-in robes to bedrooms 1 & 2.
- Ceiling fans in all bedrooms.

3 1 1

FOR SALE

Please Call

AGENTS

Maigen Norman
0418 557 597
maigenn@ljhsales.com.au

Matthew Nudo
0497 804 034
matthewn@ljhsales.com.au

AGENCY

LJ Hooker Property Specialists Gawler |
Barossa
(08) 8522 3311

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.



- Spacious lounge room with ceiling fan and split system air conditioner.
- Open-plan kitchen and meals area.
- Kitchen complete with dishwasher, pantry and ample bench space and cabinetry.
- Centrally located bathroom, separate toilet and laundry.
- Split-system heating and cooling.
- Freshly painted throughout, offering a bright and refreshed feel.
- Newly landscaped gardens with low-maintenance appeal.
- Undercover outdoor entertaining area.
- Single carport with automatic roller door.
- Garden shed providing additional storage.

CT / Volume 5317 Folio 680
 Land Size / 488m2 (approx.)
 Council / Gawler
 Year Built / 1996
 Internal Living / 116m2

For any further information, or to make a time to inspect, please contact Maigen Norman on 0418 557 597.

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 343733

MORE DETAILS

Property ID	1W8MG54
Property Type	House
House Size	116 m2
Land Area	488 m2
Including	Air Conditioning
	Dishwasher
	Secure Parking

Maigen Norman 0418 557 597

Sales Specialist | maigenn@ljhsales.com.au

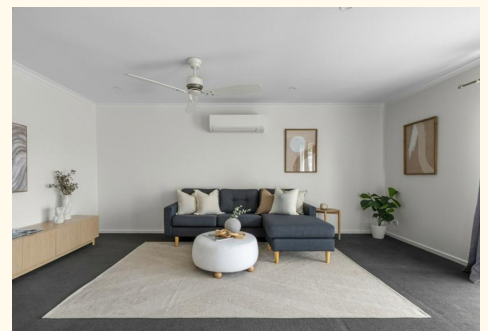
Matthew Nudo 0497 804 034

Sales Specialist | matthewn@ljhsales.com.au

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26 Adelaide Road, GAWLER SA 5118

gawlerbarossa.ljhooker.com.au | gawler@ljhsupport.com.au



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EVANSTON GARDENS



SITE PLAN
 NOT TO SCALE

This Drawing is for illustration purposes only. All measurements are internal and approximate. Details intended to be relied upon should be independently verified.