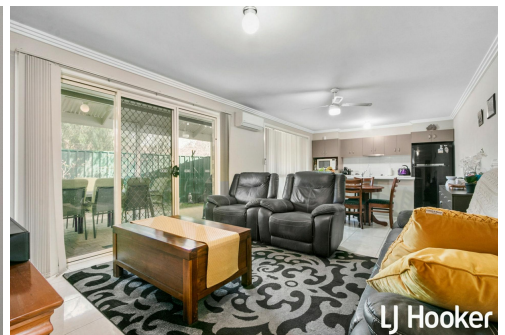




Evanston, 1/61 Para Road

Quiet, private & convenient!!

Nestled amongst other quality homes & situated just moments from the local schools, shopping centres & public transport, this property is sure to be in high demand.

Features include:

- * 3 spacious bedrooms.
- * Huge master bedroom with walk-in robe & ensuite.
- * Built-in robes to bedrooms 2 & 3.
- * Open plan kitchen/meals/family room.
- * Modern kitchen with stainless steel appliances.
- * Centrally located main bathroom with bath tub & shower.
- * Reverse cycle heating & cooling to living room & master bedroom.
- * Pitched roof undercover outdoor entertaining area.
- * Double garage under the main roof with remote panel lift door & direct internal access.

3 2 2

For Sale

\$499,000 - \$539,000

View

ljhooker.com.au/1UZVG54

Contact

Jared Lund

0433 762 225

jaredl@ljhsales.com.au

Matthew Nudo

0497 804 034

matthewn@ljhsales.com.au



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.

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(08) 8522 3311

- * Set on a low maintenance block of approximately 335sqm.
- * Fully landscaped gardens both front & rear.
- * Currently tenanted until June 2025.

For any further information, or to make a time to inspect this property, please contact Jared Lund on 0433 762 225.

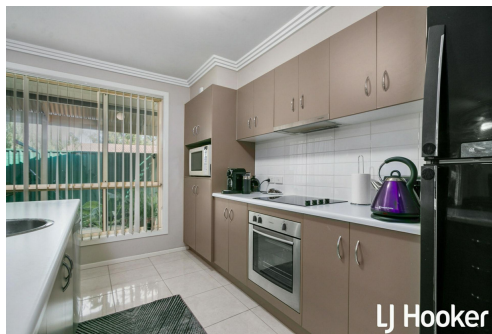
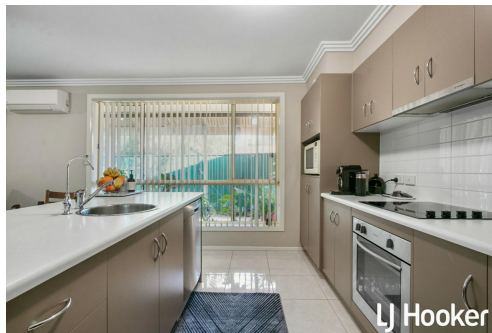
All information provided has been obtained from sources we believe to be accurate, however, we cannot guarantee the information is accurate and we accept no liability for any errors or omissions (including but not limited to a property's land size, floor plans and size, building age and condition). Interested 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 either of our two LJ Hooker Property Specialists Real Estate offices for 3 consecutive business days immediately preceding the auction and at the auction for 30 minutes before it starts. RLA 305453

More About this Property

Property ID	1UZVG54
Property Type	House
House Size	148 m²
Land Area	335 m²
Including	Ensuite Air Conditioning Outdoor Entertaining Built-in-Robes Fully Fenced

Jared Lund 0433 762 225
 Managing Partner | Sales Specialist | jaredl@ljhsales.com.au
Matthew Nudo 0497 804 034
 Sales Specialist | matthewn@ljhsales.com.au

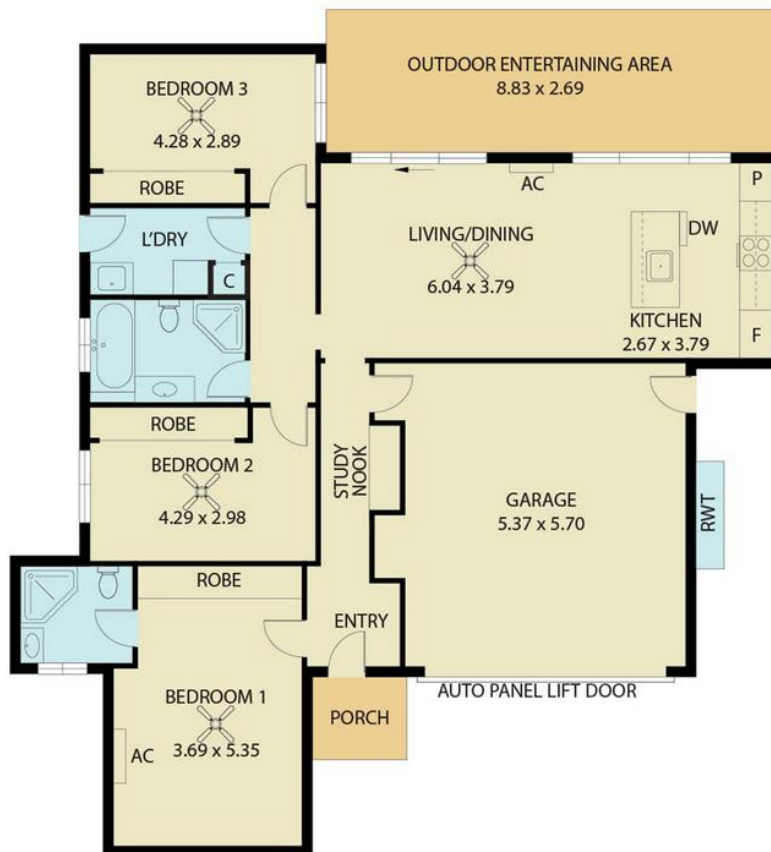
LJ Hooker Gawler | Barossa (08) 8522 3311
 26 Adelaide Road, GAWLER SA 5118
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1-61 Para Road,
EVANSTON



Living:	119.68SQ.M
Porch:	2.93SQ.M
Entertaining:	23.75SQ.M
Garage:	30.61SQ.M
TOTAL:	176.97SQ.M

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