

Gulfview Heights, 26 Cuthbert Avenue

The Perfect Home for the Growing Family!

This gorgeous 4 bedroom family home is both open and spacious, light and bright with floating timber flooring throughout, and offers a stylish outdoor entertaining area perfect for family gatherings, or a place for teenage children to enjoy with friends. With two generous living areas this is perfect for those looking for a little extra space to relax and unwind.

Features include:

- * 4 bedrooms, master with ensuite bathroom and built in robe
- * Bedroom 2 and 3 with built in robes, bedroom 4 could also be home office/study
- * Spacious front lounge and dining room with bay window, plantation shutters, and gas wall heater
- * Open plan family and meals area
- * Modern kitchen with gas cooktop, oven, dishwasher, cupboard pantry and adjacent laundry
- * Ducted evaporative cooling with split air conditioning wall unit in main family room



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.



For Sale
UNDER CONTRACT

View
ljhooker.com.au/2A5UGJU

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LJ Hooker Greenwith | Golden Grove
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providing both heating and cooling options

- * Main bathroom with bath and shower, separate toilet
- * Large elevated deck entertaining area with pitch roof pergola, café blinds
- * Bali hut with spa overlooking the rear yard
- * Lawned backyard perfect for the family pet or for children to enjoy
- * Tool shed
- * Single carport with space for a second or third vehicle on the driveway
- * 8 Solar panels saving you \$\$ on your electricity bills

With a reserve over the road the children in the family will always be outdoors enjoying their surroundings. Just moments to nearby schools, shops and easy access to Bridge Road and Main North Road making commuting to the Adelaide CBD a breeze. A family friendly location and a great place to call home!

Enquire today.

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 208516

More About this Property

Property ID	2A5UGJU
Property Type	House
House Size	133 m ²
Land Area	600 m ²
Including	Study Air Conditioning Ducted Cooling Evaporative Cooling Spa Dishwasher Outdoor Entertaining Built-in-Robes Secure Parking Fully Fenced Solar Panels

Shaun Roberts 0435 367 534

Managing Partner | Sales Specialist | shaunr@ljhsales.com.au

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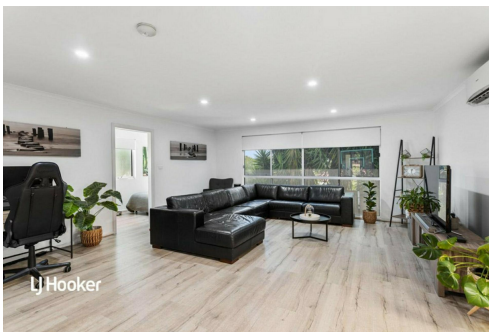
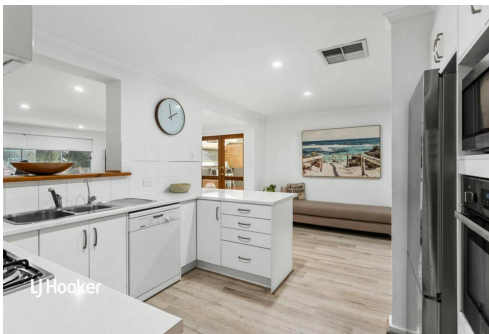
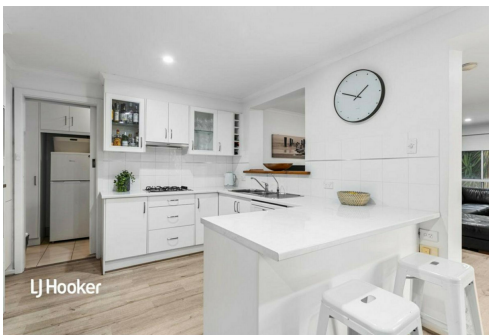
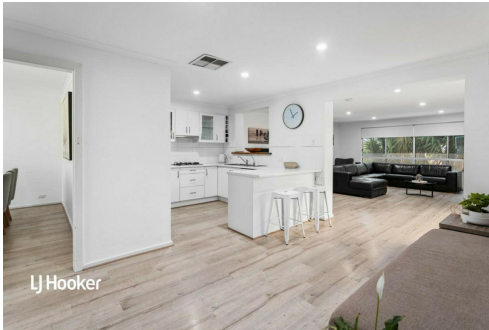
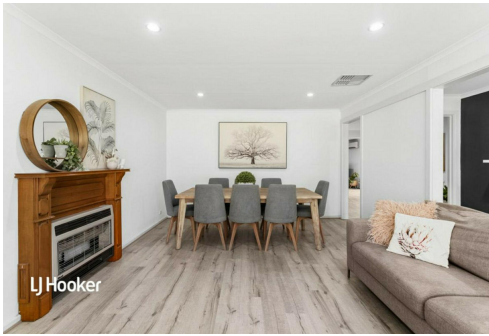
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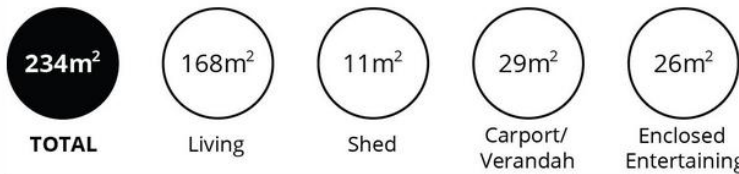
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Scale in metres. This drawing is for illustration purposes only. All measurements are approximate and details intended to be relied upon should be independently verified.

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