



Hillbank, 14 Kylie Crescent

Fit for the Growing Family!



For Sale
UNDER CONTRACT

View
By Appointment

Contact
Shaun Roberts
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Situated on a large 690sqm (approx.) parcel of land in a quiet leafy location of Hillbank is this delightful 3-bedroom family home. With gorgeous floating timber floors throughout, a modern country style kitchen adjacent to meals which overlooks the rear yard and two comfortable living spaces for parents and children to relax and unwind this is a home you'll fall in love with you moment you step foot inside.

Features Include:

- * Three bedrooms, master with walk in robe, two additional bedrooms with built ins
- * All bedrooms equipped with ceiling fans
- * White 'Country Style' kitchen with cupboard pantry, subway tile splashback, gas cooktop, oven and dishwasher
- * Meals area illuminated with pendant lights
- * Multiple living areas, front lounge with stylish floor to ceiling sheer curtain
- * Main bathroom with bath and shower + separate toilet + second shower



LJ Hooker Property Specialists
(08) 8289 6660

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.

- * Full lined external studio with a split system A/C, perfect for those who work from home
- * Pitched pergola entertaining
- * Elevated deck entertaining and lawn space for children
- * Ducted evaporative cooling and gas fireplace for all year comfort
- * Split system air conditioning in family room
- * Floating floors throughout
- * Double automatic carport
- * 5kw solar panels for energy efficiency

Walking distance to Carisbrooke Park, walking trails, playground and reserves perfect to explore on your weekends as a family. Easy access to Main North Road for those commuting by car or public transport to Adelaide. Close to nearby schools including Salisbury Heights Primary School.

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 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 208516

More About this Property

Property ID	2C5QGJU
Property Type	House
House Size	143 m2
Land Area	690 m2
Including	Air Conditioning Ducted Cooling Evaporative Cooling Deck Dishwasher Outdoor Entertaining Built-in-Robes Secure Parking Fully Fenced Remote Garage Solar Panels

Shaun Roberts 0435 367 534

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

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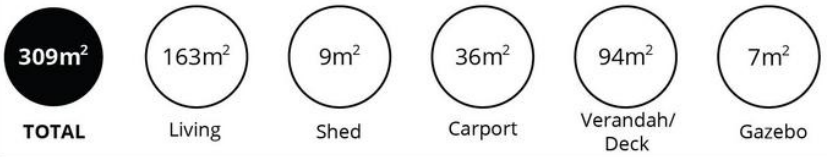
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Scale in metres. This drawing is for illustration purposes only. All measurements are approximate and details intended to be relied upon should be independently verified.

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