



69 Davenport Terrace, Hilton

2 1 2

Updated Maisonette in Sought After School Zones

FOR SALE
\$860,000

AGENTS

Thanasi Mantopoulos
0421 188 498
thanasi@ljhooker.me

Symeon Eftimiou
08 8352 7111
symeon@ljhooker.me

AGENCY

LJ Hooker Mile End | Woodville
(08) 8352 7111

Auction Saturday 20th December @ 10:45am

Whether you're a first-home buyer, a renovator ready to create your ideal space, or an investor seeking a well-located opportunity, this charming home is full of exciting potential. With high ceilings, solid timber floorboards, and a fantastic year-round entertaining area, it's a property with enduring appeal.

Inside, you'll find two well-sized bedrooms positioned off the main hallway. The master includes floor-to-ceiling wardrobes and a ceiling fan and a decorative fireplace that adds a touch of character and warmth.

The central living room offers a comfortable retreat with a ceiling fan and large windows filling the space with natural light. At the rear, the spacious eat-in kitchen forms the true heart of the home, providing ample bench and cupboard space along with a dishwasher for everyday convenience. The updated bathroom and laundry both deliver generous storage and a fresh, modern feel.

Step outside to the decked entertaining area-complete with a ceiling

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.

LJ Hooker

fan and café blinds—designed for effortless indoor—outdoor living throughout the year. The low-maintenance rear yard includes lawn and a garden shed, while the front garden adds further appeal. The property is fully fenced and offers valuable off-street parking with a carport plus additional driveway space.

Perfectly positioned, the home sits moments from the West Torrens Library and Memorial Gardens, complete with a family-friendly playground. Everyday convenience is unbeatable with Woolworths Hilton just a short walk away for groceries, takeaway, and coffee, while Devour Patisserie across the road is ideal for your morning treat. Enjoy a quick 10-minute commute to the CBD via Sir Donald Bradman Drive, or head west to Henley Beach for brunch or a coastal stroll.

Families will appreciate zoning for Adelaide High School and Adelaide Botanic High School, along with easy access to Cowandilla and Richmond Primary Schools.

Key Features

- Main bedroom includes built-in wardrobes and a ceiling fan
- Central, sun filled lounge with ceiling fan and gas log fire place
- Kitchen includes ample bench and cupboard space, plus a dishwasher
- Modern bathroom and laundry with storage
- Decked entertaining area with ceiling fan and cafe blinds
- Tidy gardens front and back, with garden shed
- Fully fenced property with carport and driveway parking
- 7.9kw solar system with back up power system and evaporative cooling
- Zoned for Adelaide High and Adelaide Botanic High Schools

Specifications

Year built: c1926

Land size: 247sqm (approx)

Council: City of West Torrens

Council rates: \$1,488.60pa (approx)

ESL: \$105.10pa (approx)

SA Water & Sewer supply: \$195.88pq (approx)

All information provided including, but not limited to, the property's land size, floorplan, floor size, building age and general property description has been obtained from sources deemed reliable. However, the agent and the vendor cannot guarantee the information is accurate and the agent, and the vendor, does not accept any liability for any errors or oversights. Interested parties should make their own independent enquiries and obtain their own advice regarding the property. Should this property be scheduled for Auction, the Vendor's Statement will be available for perusal by members of the public 3 business days prior to the Auction at the offices of LJ Hooker Mile End at 206a Henley Beach Road, Torrensville and for 30 minutes prior to the Auction at the place which the Auction will be conducted.
RLA 242629

MORE DETAILS

Property ID SGKHDM
Property Type House
Land Area 247 m2
Including Air Conditioning
Fire Place
Close to Schools
Close to Shops
Close to Transport
Heating

Thanasi Mantopoulos 0421 188 498
Sales Executive | thanasi@ljhooker.me
Symeon Eftimiou 08 8352 7111
Sales Executive | symeon@ljhooker.me

LJ Hooker Mile End | Woodville (08) 8352 7111
206A Henley Beach Road, TORRENSVILLE SA 5031
mileendwoodville.ljhooker.com.au | admin@ljhookermileend.com.au

