



37 Bethesda Road, Lewiston

Bring Your Vision To Life

This is a fantastic opportunity to secure a well-established family home in the heart of Lewiston. As one of the region's most popular and rapidly growing suburbs, Lewiston offers a lifestyle balance that is increasingly sought after by families. This home represents the perfect blank canvas for those with a vision, providing a solid foundation for someone eager to add their own personal touches, modern colour scheme and a few simple cosmetic upgrades.

Inside, the home is designed for comfort and practicality, offering a spacious floor plan that caters to the needs of a busy household. Featuring four generous bedrooms and two well-appointed bathrooms, the layout is enhanced by two separate living areas, ensuring there is plenty of room for both relaxation and family gatherings. The home's design ensures a functional flow, making it an ideal environment for growing families or those who appreciate extra space.

Key Features

- Four generously sized bedrooms, including an ensuite and walk-in robe
- Three additional bedrooms offering excellent space and flexibility for family, guests or a home office
- Two separate living areas, providing versatile spaces for

4 2 0

FOR SALE

Please Call

AGENTS

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AGENCY

LJ Hooker Property Specialists
(08) 8289 6660

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.



- entertaining, relaxing and family living
- Evaporative cooling throughout for comfortable living during the warmer months
- Cosy wood combustion heater in the main living area, creating a warm and inviting atmosphere in winter
- Expansive laundry
- Durable, low-maintenance flooring throughout, ideal for busy family living
- Solar panels to help improve energy efficiency and reduce ongoing electricity costs
- Rainwater tank providing an additional water source for the property
- Gas cooking for those who love the convenience and control of cooking with gas
- Gas bottles servicing the property
- Septic tank system
- Undercover pitched pergola, creating the perfect outdoor entertaining space for family gatherings and hosting guests
- Low-maintenance outdoor entertaining area designed for easy enjoyment year-round
- Multiple sheds, offering substantial storage, workshop or hobby space
- Excellent practicality and storage throughout, making this a well-equipped home for families seeking space, comfort and functionality

Location is everything, and this property is perfectly positioned for convenience. You will enjoy a short, stress-free drive to the Northern Expressway, providing a direct and efficient route into the Adelaide CBD. Furthermore, the home is ideally situated close to the modern amenities of the Angle Vale Shopping Centre, as well as the growing communities of Riverlea and Two Wells, ensuring all your daily needs are within easy reach.

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

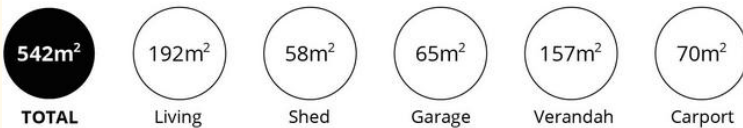
MORE DETAILS

Property ID	2DWEGJU
Property Type	House
House Size	209 m2
Land Area	8001 m2
Including	Air Conditioning Evaporative Cooling Fire Place Dishwasher Outdoor Entertaining Workshop Built-in-Robes Secure Parking Water Tank

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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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