






Unit 3/526 Magill Road, Magill

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A Hidden Gem of Space, Style & Serenity in Magill

Privately positioned at the rear of a boutique group of just four single-level homes, this charming and deceptively spacious residence delivers effortless living in one of Adelaide's most desirable eastern suburbs. With soaring ceilings, a warm, welcoming atmosphere, and a layout designed for comfort and flow, it's the perfect find for first-home buyers, down-sizers, or investors seeking quality and convenience.

Framed by lush greenery, the home makes an inviting first impression. You'll love the rare offering of three exclusive car parks— an undercover carport, an open bay, and a second adjoining carport— providing exceptional flexibility and value.

Inside, the sense of space is immediate. The light-filled open-plan living and dining area connects seamlessly to the modern kitchen, complete with generous bench and storage space, electric appliances, dishwasher, water filter, and a casual breakfast bar—the perfect spot to enjoy your morning coffee.

Accommodation is equally impressive, with two well-sized bedrooms. The master features built-in robes with a smart internal shelving

FOR SALE

Please Call

AGENTS

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AGENCY

LJ Hooker Prospect
(08) 8269 4645

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We cannot guarantee or give any warranty about the information provided.
Interested parties must rely solely on their own enquiries.

 **LJ Hooker**

system, while the second bedroom includes built-in desks ideal for working from home or study.

The fresh bathroom showcases a brand-new shower screen and combined water closet, with the laundry conveniently positioned next door.

Step outside to discover your private rear courtyard—an inviting retreat with a covered verandah, ideal for year-round entertaining or peaceful relaxation. A secure side gate also provides easy access to the front.

Additional highlights include split-system air conditioners in the living area and master bedroom, a garden shed, and a premium heat pump hot water system.

Perfectly positioned within walking distance to public transport, local shopping and medical facilities, and many of Adelaide's most regarded schools—all while being less than 8km from the CBD—this is an exciting opportunity to secure a low-maintenance lifestyle in a blue-chip locale.

Certificate of Title and Form Ones available upon request

Home Built: 1975

Strata Titled

Allotment Size: N/A

Title: Volume 5045 Folio 268

Zoning: GN - General Neighbourhood

Council: Burnside Ph. 08 8366 4200

Strata Rates: \$375.00 Per quarter

Rates: \$1,060.00 Per year

Disclaimer:

Every care has been taken to verify the accuracy of the information contained in this advertisement. However, neither the agent nor the vendor accepts any liability for any errors or omissions. All information provided is considered accurate at the time of publishing and is subject to change without notice. Interested parties are advised to conduct their own due diligence, including but not limited to measurements, zoning, and planning consents. Any reference to square meter measurements, boundaries, or land size is approximate and should be independently verified. RLA 287 134.

MORE DETAILS

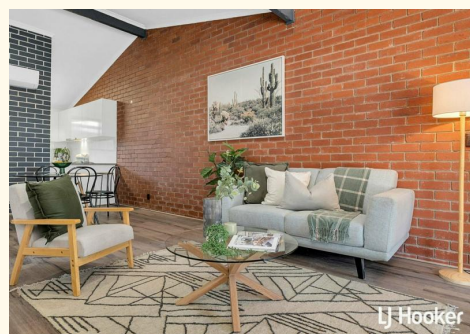
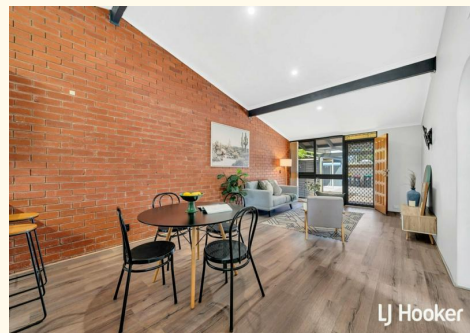
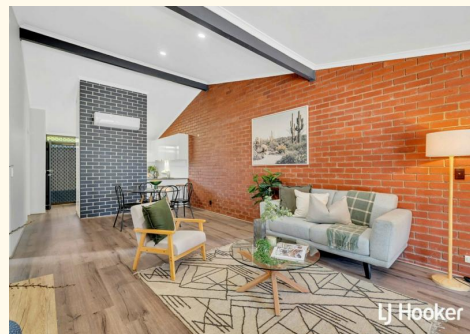
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Property Type House

Harvey Bloomfield 0410 658 617

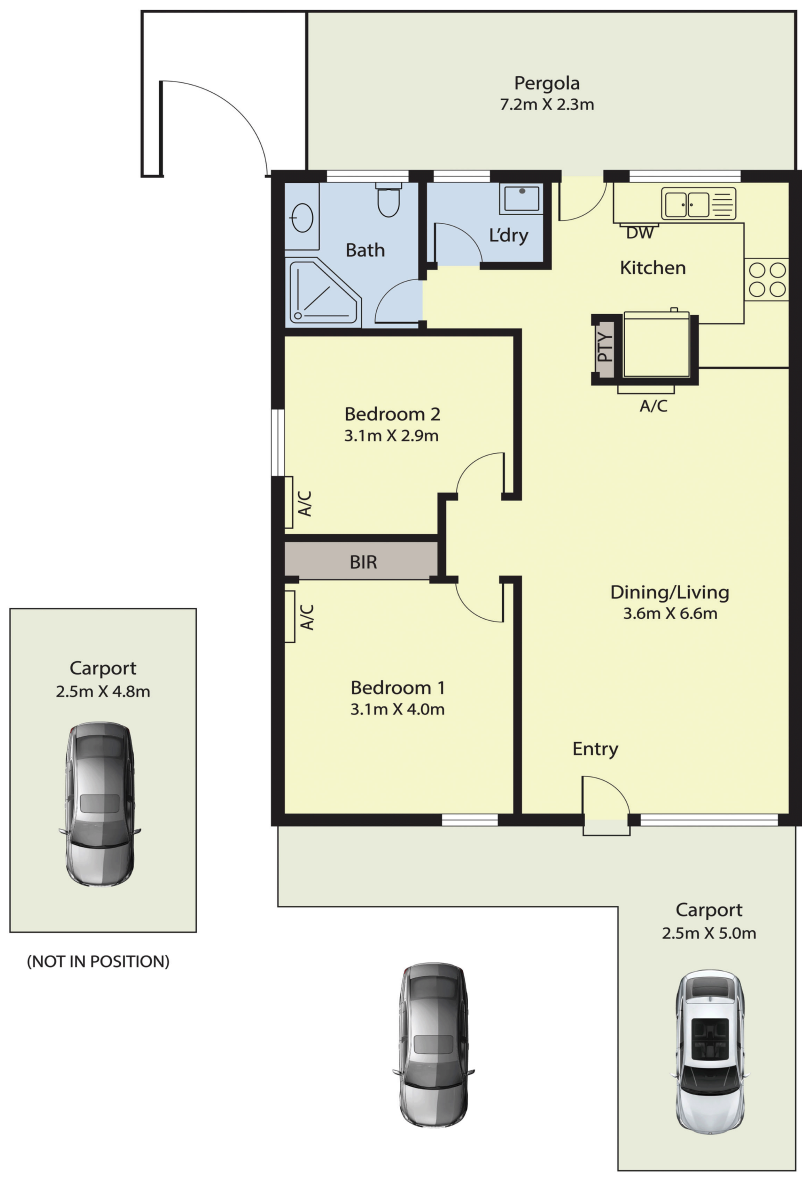
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