



Mawson Lakes, 9 Atiu Street

One of Mawson Lakes Finest!

Auction Location: 9 Atiu Street, Mawson Lakes SA 5095

Built by Dechellis Homes in 2009, this spacious 5-bedroom family home is situated in the desirable 'Bridges Estate' just a short walk away from lakes, parks and Mawson Lakes central.

The property offers a roomy 4-car garage and side gate access, making it easy to store a caravan or work vehicle off-street. It's a great fit for car enthusiasts, families needing storage for a boat or jet ski, or those with work vehicles to store. This 'quality built' home offers multiple indoor living spaces and a stylish outdoor area with a kitchen, bar fridge, and built-in BBQ for entertaining!

Homes of this caliber are hard to come by in this super popular suburb, this is one of Mawson Lakes finest!



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

Auction Saturday 5th April at 1pm onsite

View

ljhooker.com.au/2BHRGJU

Contact

Shaun Roberts

0435 367 534

shaunr@ljhsales.com.au

**LJ Hooker Greenwith | Golden Grove
| Mawson Lakes | Modbury
(08) 8289 6660**

Features include:

- * Spacious master bedroom with balcony, walk in robe and ensuite bathroom with floor to ceiling tiles
- * Bedrooms 2, 3 and 4 all with built-in robes
- * Study with built in robe perfect for a home office or could be converted to a downstairs bedroom for large families or guests
- * Open plan family and meals
- * Stylish island kitchen with Caesarstone waterfall benchtops (40mm thick), stainless steel Miele appliances, 900mm gas cooktop and dishwasher
- * 600mm x 600mm tiles
- * Plantation shutters
- * Ducted reverse cycle air conditioning
- * Front formal lounge with vaulted ceiling
- * Grand central staircase leading upstairs rumpus / 3rd living area
- * Pitched pergola entertaining with built in kitchen, Weber BBQ and bar fridge
- * Low maintenance rear yard with store area, drive through access for a trailer or jet ski
- * 4 car garage with internal access
- * Side gated access to side yard with ample space to park a caravan
- * Lawn area for children to play or ideal for a family pet

A home that delivers exceptional quality and finishes meeting your needs for years to come. Get set to enjoy living in this beautiful location set amongst gorgeous surrounds! Location, luxury and lifestyle are all on offer here.

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



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More About this Property

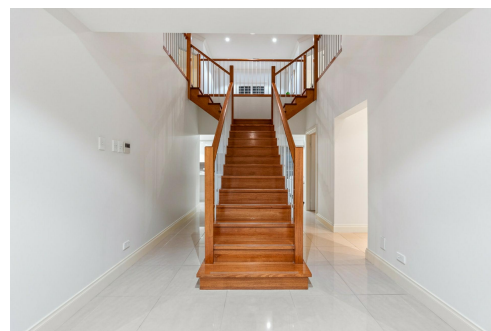
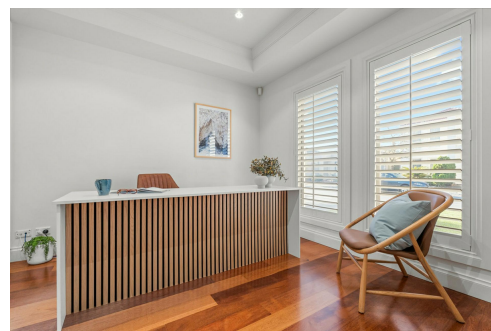
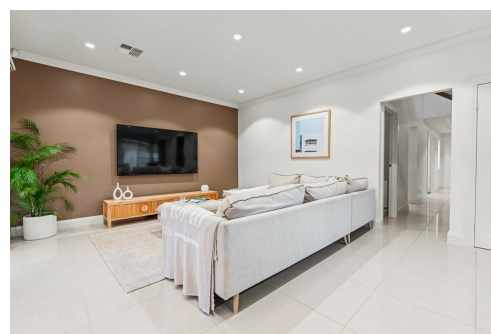
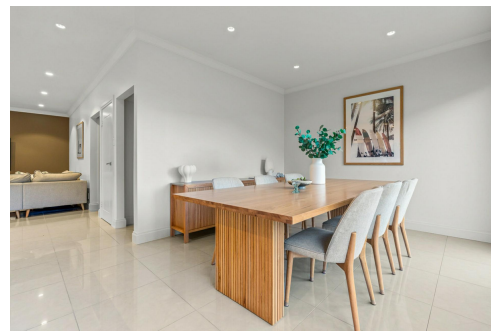
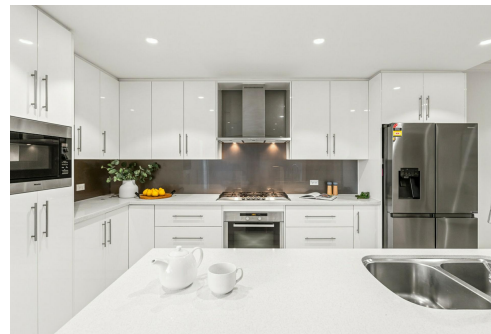
Property ID	2BHRGJU
Property Type	House
House Size	337 m2
Land Area	484 m2
Including	Air Conditioning Ducted Cooling Ducted Heating Alarm Dishwasher Secure Parking Fully Fenced

Shaun Roberts 0435 367 534

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

LJ Hooker Greenwith | Golden Grove | Mawson Lakes | Modbury (08) 8289 6660

North East, Shop 2, 1007 North East Road, RIDGEHAVEN SA 5097
greenwithgoldengrove.ljhooker.com.au | info@ljhsupport.com.au



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