

6/508 Wright Road, Modbury

Easy Care Living In The Heart Of Modbury!

Offering comfort, convenience and easy care living in the heart of Modbury, this well presented homette provides an appealing option for buyers no matter their situation!

Originally constructed in 1998 and tastefully updated over time, the home features a versatile floor plan with plenty of room to settle in and enjoy. Whether you're looking to purchase your first home, downsize without compromising on independence, or add a low maintenance property to your investment portfolio, this one is sure to tick all the right boxes!
Perfectly positioned with everyday conveniences right at your fingertips, this is a home you will love calling your own.

Features to Love:
- Flexible floorplan with generous living spaces
- Three bedrooms, with built in robes to bedrooms 2 and 3
- Generous master bedroom with split system heating and cooling
- Two way bathroom with direct access from the master bedroom
- Additional linen press and hallway storage
- Split system heating and cooling to the main living area
- Easy care floating floorboards throughout

3 1 2

FOR SALE
$675,000 - $699,000

VIEW
Sun 22nd Nov @ 11:30AM - 12:00PM

AGENTS
Ryan Graham
0400 912 287
ryang@ljhsales.com.au

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.

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- Centrally positioned kitchen with ample bench space and storage, breakfast bar, electric cooktop and oven
- Serene outlook with an undercover entertaining area and tree lined views
- Fully fenced and private rear yard
- Secure single carport with drive through access, plus additional allocated driveway parking with the ability to accommodate up to three vehicles off street

This isn't just a home, but a lifestyle of convenience you will love!

Within walking distance to major retailers and popular eateries at Westfield Tea Tree Plaza (approximately 1.5km), as well as Modbury Hospital (approximately 1.5km), Civic Park (approximately 1.5km) and the O Bahn interchange (approximately 1.5km), everything you'll ever need is moments away while commuting into the Adelaide CBD (approximately 15km) is done with ease.
Add to the mix local sporting clubs and a number of schooling options, including Modbury High School (approximately 1.5km) and Modbury West School (approximately 0.5km).
Combining a practical floor plan, low maintenance living and outstanding everyday convenience, this home simply wont last, register your interest with Ryan Graham today!

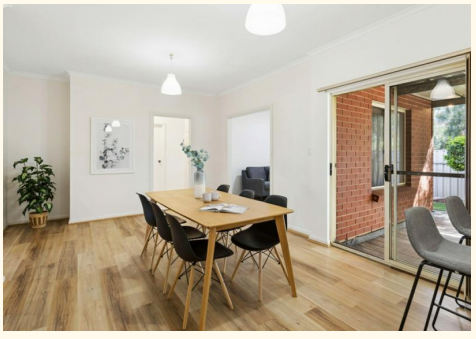
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RLA 208516











MORE DETAILS

Property ID	2E0VGJU
Property Type	House
House Size	122 m2
Land Area	328 m2
Including	Air Conditioning
	Toilets (1)
	Outdoor Entertaining
	Floorboards
	Secure Parking
	Fully Fenced
	Remote Garage

Ryan Graham 0400 912 287
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LJ Hooker Property Specialists (08) 8289 6660
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169m²	119m²	4m²	23m²	23m²
TOTAL	Living	Shed	Caport	Verandah

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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