



Moonta Bay, 7 Gill Street

Stylish And Modern - Idyllic Costal Lifestyle awaits!

What an opportunity! Built by Rossdale Homes in 2019 with meticulous planning throughout and high-quality fixtures and fittings, this is a rare and unique chance to secure a large family home in this popular location.

A perfect opportunity to embrace the coastal lifestyle, enjoy picturesque sunsets and take beach walks-ideally positioned on Gill Street, just a short stroll to Simms Cove and conveniently located between Moonta Bay and Port Hughes. This spacious family home is set on a generous allotment of approximately 838sqm.

For our lucky buyer, it's a fantastic chance to move in, pop the bubbles and start living the good life.

Features you'll love:

* Master bedroom with large walk-in robe and ensuite



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
\$680,000 - \$710,000.

View
ljhooker.com.au/2AYNGJU

Contact
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ryang@ljhsales.com.au

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

- * Bedrooms two, three and four with built-in robes
- * Ceiling fans in bedrooms one and two
- * Entertainer's kitchen with large fridge cavity, walk-in pantry, dishwasher, gas cooktop, oven, expansive breakfast bar and ample storage
- * Multiple light-filled living spaces
- * Ducted, zoned reverse-cycle heating and cooling throughout for year-round comfort
- * Solar system installed
- * Undercover entertainment area, the ideal spot for a family BBQ!
- * Rainwater tank and fish-cleaning sink
- * Ample off-street parking with extended driveway and side gate providing drive-through access to the double garage/workshop-perfect for parking the boat!
- * Secure double garage with automatic roller door and internal access to the home
- * Landscaped, low-maintenance yards-perfect for the set-and-forget lifestyle!

Simply put, this is a location you'll treasure as your own!

Whether you're looking for a coastal getaway, a change of scenery or a near-new large family home, this property is sure to impress.

Register your interest with Ryan Graham today to ensure you don't miss out on this incredible opportunity!

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

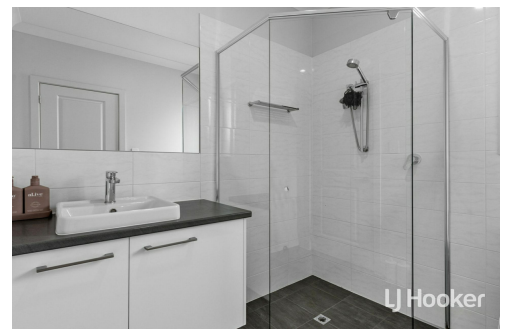
Property ID	2AYNGJU
Property Type	House
House Size	231 m2
Land Area	838 m2
Including	Air Conditioning Ducted Cooling Ducted Heating Outdoor Entertaining Built-in-Robes Secure Parking Fully Fenced Remote Garage

Ryan Graham 0400 912 287

Sales Specialist | ryang@ljhsales.com.au

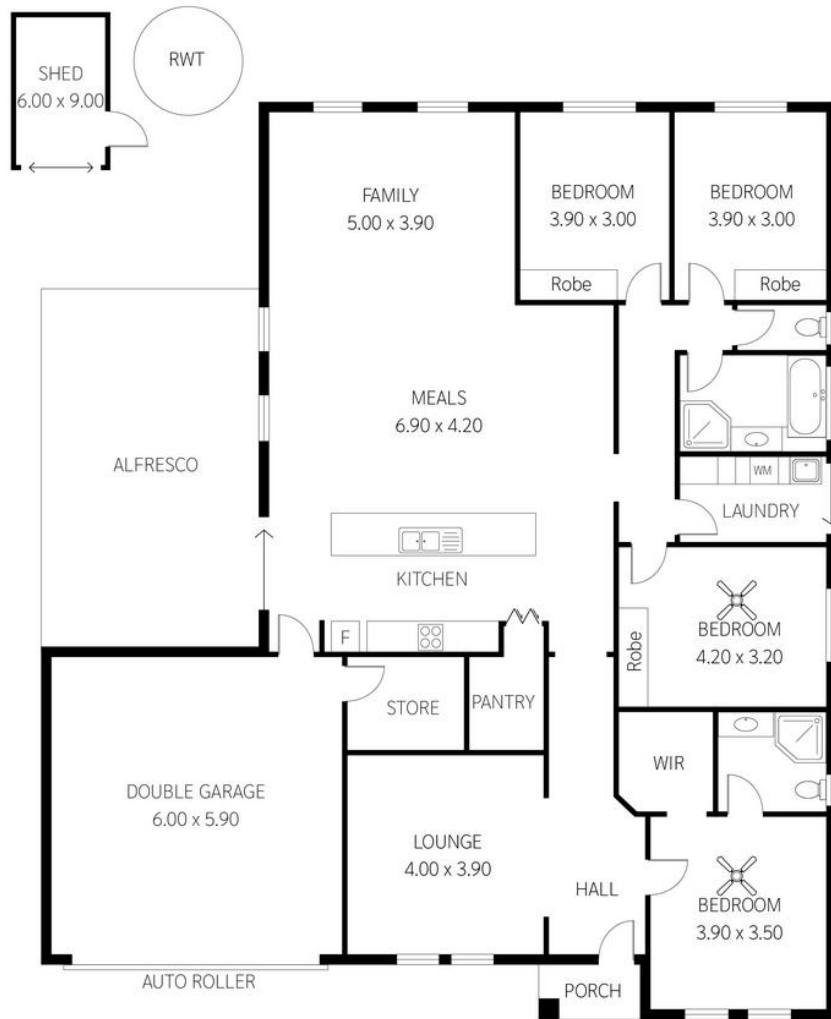
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Scale is in metres. This drawing is for illustration purposes only. All measurements are approximate and details intended to be relied upon should be independently verified.



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