



31 Rody Court, Munno Para West

3 1 1

## Refreshed and Ready on Rody!

Situated in a quiet court and on a 394sqm (approx.) allotment, we are proud to present this low maintenance, move in ready home to the market. Perfect for those looking for their next investment to add to their portfolio and even the first home buyers and downsizer too, this one caters to all.

### Features You Will Love:

- Master bedroom with walk in robe and split system air-conditioner
- Bedrooms two and three with built in robes
- Two-way bathroom with entry to master bedroom
- Open plan living and dining room
- Kitchen fitted with stainless steel appliances, gas cooktop and breakfast bar
- Additional split system air-conditioner in main living area
- Expansive low maintenance rear yard
- Single carport with auto roller door and internal access

Located in a growing region of Adelaide's northern suburbs, this neighbourhood offers a convenient lifestyle with shopping, local parks and transport all in close proximity. Commuting to the CBD is a breeze with easy access to the Northern Expressway as well.

- \* Current Fixed Tenancy in place at \$500/week until April 2026 \*\*

**FOR SALE**  
\$615,000 - \$655,000

### AGENTS

Robert Bonelli  
0497 808 908  
robertb@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.

LJ Hooker

Enquire with Robert Bonelli on 0497 808 908 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 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

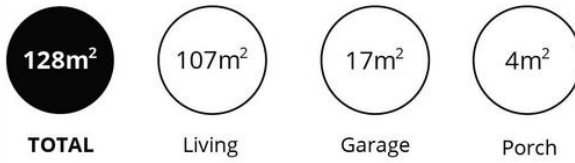
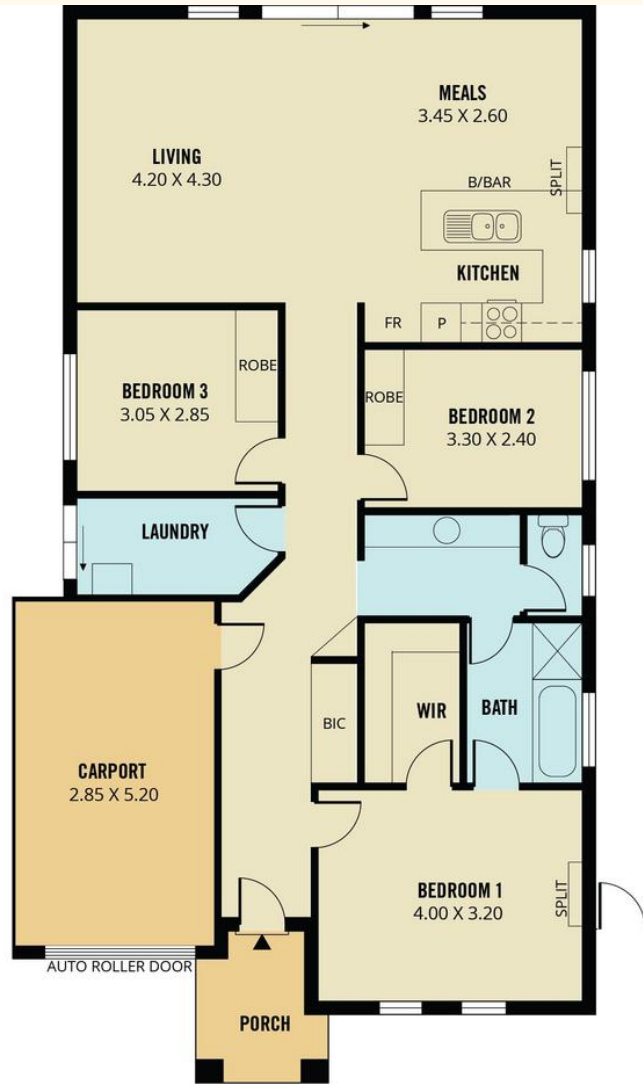
### MORE DETAILS

Property ID	2CP0GJU
Property Type	House
House Size	124 m2
Land Area	394 m2
Including	Air Conditioning Built-in-Robes Secure Parking

**Robert Bonelli 0497 808 908**  
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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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