



Paralowie, 200 Burton Road

Wowee in Paralowie



This spacious and versatile home is perfect for any buyer. Situated on a large allotment with wide frontage and balanced dimensions, it offers endless possibilities. The home itself is generously sized, featuring multiple living areas that could easily be reconfigured to accommodate an additional bedroom if desired.

As you step through the front door, you'll be greeted by a large living and dining area, setting the tone for the home. Adjacent to the main lounge is the master bedroom, complete with a walk-in robe and access to a two-way bathroom. Bedrooms 2 and 3 are conveniently located off the main hallway, with easy access to the bathroom while remaining tucked away from the main living areas.

The original kitchen overlooks the second living space, which wraps behind the bedroom area of the home. This back corner presents an opportunity to add a fourth bedroom or simply enjoy the current layout.

For Sale
\$580,000 - \$610,000

View
ljhooker.com.au/664VFDC

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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.

Stepping out the back door, you'll find a spacious outdoor entertaining area, fully concreted and undercover, perfect for family gatherings or relaxing.

It is with great pleasure that LJ Hooker Craigmores | Elizabeth | Salisbury and Bradley Clarke present this unique opportunity to the public, with the utmost intention to give each and every buyer the best opportunity to secure the home. If you have any questions not covered in this outlay, please do not hesitate to contact Bradley on 0422 070 240.

Location highlights:

- Convenient access to the Northern Connector, taking only 25 minutes to arrive in the city
- The magnificent Venturi Avenue Reserve is only a leisurely stroll away
- Around the corner from local schools for easy morning commutes
- Close to your local Woolworths for all your daily essentials, while local eateries and takeaway shops are dotted throughout the area
- A quick 5-minutes to Hollywood Plaza for all your major brand name shopping outlets, cafés and entertainment options

Specifications:

CT / 5386 / 727

Council / Salisbury

Zoning / GN

Built / 1989

Land / 586m2 (approx)

Council Rates / TBA

Emergency Services Levy / TBA

SA Water / \$153.70pq approx

Estimated rental assessment: \$530 - \$560 p/w (Written rental assessment can be provided upon request)

Nearby Schools / Paralowie R-12 School, Temple Christian College, Bethany Christian School

Disclaimer:

We have in preparing this document used our best endeavours to ensure the information contained is true and accurate, but accept no responsibility and disclaim all liability in respect to any errors, omissions, inaccuracies or misstatements contained. Prospective purchasers should make their own enquiries to verify the information contained in this document.

RLA155355



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More About this Property

Property ID 664VFDC

Property Type House

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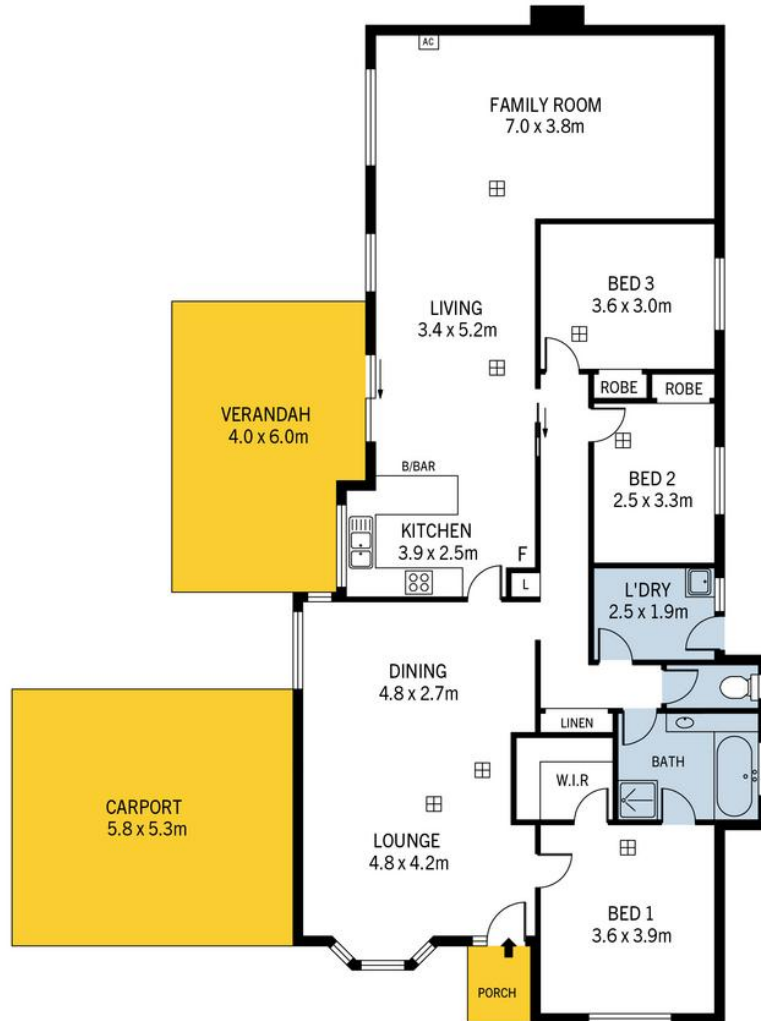
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DISCLAIMER: Floorplan and area calculation are approximate and for illustration purposes only.
Produced by **Property Portraits**

Interior	151m ²	221m²
Exterior	54m ²	
Shed	16m ²	
		TOTAL



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