



Paralowie, 77 Magdalena Crescent

Ready for you to move in!



This immaculately presented home is nestled in the heart of Paralowie on approximately 576m² of land. Ideally suited to a range of buyers from first home buyers, through to astute investors, this property is sure to be in high demand.

Features include:

- * 3 double bedrooms.
- * Built-in robes & ceiling fans to all bedrooms.
- * Centrally located 3-way main bathroom.
- * Separate dining & lounge room with built-in bar area.
- * Open plan kitchen/meals/living room.
- * Well-appointed kitchen with plenty of storage & bench space.
- * Ducted evaporative cooling as well as gas heating.
- * Pitched roof undercover outdoor entertaining area.

For Sale
Please Call

View
ljhooker.com.au/1V25G54

Contact
Jared Lund
0433 762 225
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LJ Hooker Gawler | Barossa
(08) 8522 3311

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.

* Secure carport under the main roof with additional off-street parking.

* Fully landscaped & established gardens.

For any further information, or to make a time to inspect this property, please contact Jared Lund on 0433 762 225.

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 305453

More About this Property

Property ID	1V25G54
Property Type	House
House Size	127 m ²
Land Area	576 m ²
Including	Air Conditioning Ducted Cooling Evaporative Cooling Outdoor Entertaining Workshop Built-in-Robes Secure Parking Fully Fenced

Jared Lund 0433 762 225

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

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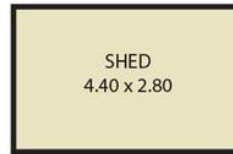
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Living:	104.10SQM
Porch:	1.80SQM
Carport:	17.30SQM
Verandah:	40.30SQM
Shed:	12.30SQM
TOTAL:	175.80SQM

This Drawing is for illustration purposes only. All measurements are internal and approximate. Details intended to be relied upon should be independently verified.