



15 Lumsden Avenue, Ridgehaven

4 2 2

## Your Own Private Resort Awaits

For over 32 years, this remarkable home has been the backdrop for family life, laughter and cherished memories. Loved and maintained by its current owners, it now stands ready for the next chapter, an opportunity for a new family to create their own story.

More than just a house, this property offers a lifestyle change with a distinct resort-style feel, where every day feels like a holiday and every corner invites you to relax, entertain and enjoy.

The impressive extension has transformed this home into something truly special, delivering a sense of space and luxury. With three separate internal living areas, the home is designed for families who appreciate room to move and places to retreat.

At the heart of the home is a standout kitchen that combines style and practicality, stone benchtops, a premium Falcon oven, integrated sensor dishwasher and sensor taps create a chef's dream. Beyond the kitchen, a dedicated gym room adds to the home's incredible versatility, a testament to how thoughtful the current owners have planned every detail to enhance everyday living.

### Key Features:

- Four generous bedrooms, master suite with walk-in robe, ensuite

**FOR SALE**  
UNDER CONTRACT

### AGENTS

Donna Staines  
0456 844 103  
donnas@ljhsales.com.au

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.

LJ Hooker

- access and direct front-yard access
- All additional bedrooms feature built-in robes
- Fully renovated main bathroom and ensuite with floor-to-ceiling tiles
- Four split-system air conditioners plus gas wall heating and evaporative cooling
- Multiple automatic Velux skylights filling the home with plenty of natural light
- Outdoor kitchen included with brand new BBQ with industrial rangehood
- Convenient external toilet, ideal for guests when entertaining
- Surround-sound system to the front lounge (included)
- Plantation shutters enhancing style and privacy in the front lounge

And then, the show-stopper, your own private oasis! This is the lifestyle you've been waiting for and it doesn't get better than this. Imagine summer days surrounded by an incredible resort-style atmosphere but it's all yours. The pool room has been built for fun, memories and relaxation, featuring a double-glass fridge, pool table (included), automatic blind and a bar where you can sit and watch loved ones swim.

Outdoors, year-round entertaining is effortless with a brand-new BBQ and industrial-style rangehood. The saltwater, solar-heated pool promises endless summer enjoyment, while an outdoor toilet means no more wet feet running through the house. This property has been designed for both family life and entertaining on a grand scale - a rare chance to secure a home that truly has it all.

Perfectly positioned for convenience, this home places everything you need right at your fingertips. Just moments from Tea Tree Plaza and St Agnes Shopping Centre, you'll enjoy a wealth of retail options, supermarkets and everyday services.

A variety of local cafés, restaurants and medical facilities are all nearby, making day-to-day living effortless. Public transport is also within easy reach, offering a smooth commute into the Adelaide CBD - so whether it's shopping, dining, work or leisure, everything you need is right around the corner.

Opportunities like this don't last! Contact Donna Staines today on 0456 844 103

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	2CB3GJU
Property Type	House
House Size	176 m2
Land Area	710 m2
Including	Air Conditioning Evaporative Cooling Pool Dishwasher Outdoor Entertaining Built-in-Robes

**Donna Staines 0456 844 103**

Sales Specialist | [donnas@ljhsales.com.au](mailto:donnas@ljhsales.com.au)

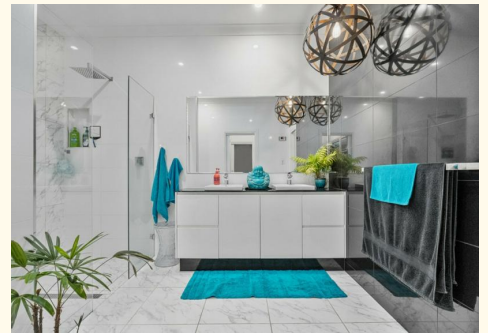
**Ryan Graham 0400 912 287**

Sales Specialist | [ryang@ljhsales.com.au](mailto:ryang@ljhsales.com.au)

**LJ Hooker Property Specialists (08) 8289 6660**

Shop 2, 1007 North East Road, RIDGEHAVEN SA 5097

[propertyspecialists.ljhooker.com.au](http://propertyspecialists.ljhooker.com.au) | [info@ljhsupport.com.au](mailto:info@ljhsupport.com.au)





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.