

39 Barrington Crescent, Salisbury East




## Move in Ready

Auction Location: 39 Barrington Crescent, Salisbury East SA 5109

Built in 1972 and set on a generous 660sqm allotment (approx.), this beautifully maintained home has been lovingly cared for and presents a fantastic opportunity for its next chapter. Perfectly suited to first home buyers, young families, or astute investors, this home offers comfort, space and a welcoming atmosphere from the moment you arrive. Step outside and you'll be greeted by established gardens creating the perfect space for children to play, pets to roam or simply to relax and unwind in your own private backyard.

Key features you will love:

- Three well-sized bedrooms, all featuring built-in robes
- Gas cooktop with ample cupboard space
- Split system heating and cooling in the lounge for year-round comfort
- Gas heating in the living area
- Solid brick
- Roller shutters adding security and privacy
- Beautifully maintained and established gardens
- Full-length undercover veranda, perfect for year-round entertaining
- Gas hot water system
- Secure carport parking

3  1  1 

**FOR SALE**  
\$780,000

### AGENTS

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### AGENCY

LJ Hooker Property Specialists  
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We cannot guarantee or give any warranty about the information provided.  
Interested parties must rely solely on their own enquiries.

 **LJ Hooker**

- Garden shed with concrete flooring, ideal for extra storage

Ideally positioned in a highly convenient location, this home places you within easy reach of a wide range of everyday amenities. Local schools, cafés, shops, sporting clubs and public transport are all just moments away, making day-to-day living effortless.

Enjoy the added benefit of quick access to Saints Road, providing a smooth commute to surrounding suburbs and the Adelaide CBD. Major shopping and entertainment destinations such as the Golden Grove Village and Tea Tree Plaza Shopping Centre are only a short drive away, offering an extensive selection of retail stores, supermarkets, dining options and entertainment facilities. With everything you need right at your fingertips, this location perfectly combines comfort, convenience, and lifestyle.

- 5589/724
- Frontage - 18.5m (approx.)  
Easement - No  
Council - City of Salisbury

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	2D4BGJU
Property Type	House
House Size	96 m2
Land Area	660 m2
Including	Air Conditioning Outdoor Entertaining Built-in-Robes Secure Parking

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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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