



47 Goodall Crescent, Salisbury

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## Where Love and Memories Are Made!

Auction Location: 47 Goodall Crescent, Salisbury SA 5108

Lovingly owned for over 42 years, this cherished family home is now ready to pass the baton to another family eager to create their own lasting memories. Filled with warmth and character, it has been the backdrop of countless moments of laughter, love and milestones.

Now, the opportunity is yours to simply move in and enjoy a home that has been meticulously cared for, a place where comfort meets connection, ready to welcome its next generation of owners.

Built with quality, this solid brick home offers three generous bedrooms, each complete with built-in robes, roller shutters and ceiling fans for year-round comfort. Designed with family living in mind, this home features two separate living areas, providing the perfect balance between space and relaxation. At the heart of the home lies the kitchen, beautifully appointed with a 900mm Smeg oven, Smeg dishwasher, plumbed fridge connection, Pura Tap and a central island bench, ideal for everyday family gatherings or entertaining guests.

**FOR SALE**  
\$750,000

### AGENTS

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### AGENCY

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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**

#### Key Features:

- Reverse cycle heating and cooling for year-round comfort
- Additional split system in the family/dining area
- Gas heating in the front lounge for cosy winter nights
- Low-maintenance hardwood flooring throughout
- Roller shutters to the entire home (manual and automatic) for added comfort and security
- Ceiling fans to both the lounge and family rooms
- Energy-efficient LED downlights throughout
- Internal access from the garage for ultimate convenience and peace of mind

Step outside and prepare to fall in love, the outdoor alfresco area truly steals the spotlight! The insulated entertaining space is fitted with a built-in outdoor kitchen, featuring a concrete in-built pizza oven and BBQ, creating the perfect setting for hosting family and friends.

Positioned to overlook the pool, this beautifully designed alfresco area functions as an additional living space. Enclosed with café blinds, it provides a seamless indoor-outdoor experience throughout every season. The sparkling concrete, salt-chlorinated in-ground swimming pool promises endless fun and relaxation for the whole family, while the powered shed with lighting provides a versatile space for hobbies, storage or weekend projects.

Perfectly positioned for convenience, this home is just moments away from Parabanks Shopping Centre, Hollywood Plaza Shopping Centre, local schools and public transport. Enjoy the ease of everyday living with all amenities close by and an effortless commute to the Adelaide CBD, the ideal blend of comfort, convenience and connection!

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	2CKFGJU
Property Type	House
House Size	129 m2
Land Area	780 m2
Including	Air Conditioning
	Dishwasher
	Outdoor Entertaining
	Floorboards
	Workshop
	Built-in-Robes
	Secure Parking

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**GOODALL CRESCENT**

SITE PLAN  
(NOT TO SCALE)

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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