







5 Zanoni Crescent, Surrey Downs

The Family Home You've Been Waiting For!

Constructed in 1990 and set on a generous corner allotment of approx. 680sqm, this family home has been tastefully updated throughout and boasts a flexible floor plan with multiple living areas, offering plenty of space for the whole family to live, grow and enjoy together!

Features to love:

- Flexible floorplan with multiple living areas
- Four bedrooms master with walk-in robe and ensuite
- Bedrooms 2, 3 & 4 with built-in robes
- Central updated kitchen with ample storage and bench space, dishwasher, gas-cooktop and oven with glass-splash back
- Easy care floor boards throughout the main living areas
- Both the master Bathroom and ensuite with floor to ceiling tiles
- Year-round comfort with zoned ducted reverse cycle heating and cooling throughout
- Solar system installed with battery
- Ample off-street parking with double drive way, and double carport with automatic roller doors

" Large, detached workshop/shed

" Pitched roof verandah with café blinds the ideal spot to host the

4 2 2

FOR SALE
$880,000 - $960,000

VIEW
Sun 22nd Nov @ 12:15PM - 12:45PM

AGENTS
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.

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family BBQ!
- Raised lawn at the rear with landscaped gardens
- Zoned advantageously to the Heights School & Surrey Downs Primary School

Spacious enough for the biggest of families and situated in this ever popular location, where everything you could ever need is only moments away!

Within walking distance to local shopping at Surrey Downs Shopping Centre (approx. 1.2km), popular cafés and eateries including Square 44 Café (approx. 1.2km) and The Grove (approx. 1.3km).

Add to the mix your proximity to all the major retailers, restaurants and entertainment options at Westfield Tea Tree Plaza (approx. 5.5km), Civic Park (approx. 5.5km) and Modbury Hospital (approx. 5.5km), along with popular schooling options including zoned schools at Surrey Downs Primary School (approx. 1.5km) and The Heights School (approx. 3.5km).
With public transport options aplenty, including the O-Bahn Interchange (approx. 5.5km), commuting to the Adelaide CBD (approx. 21km) is a breeze.

Don't let this become another missed opportunity! Register your interest with Ryan Graham today!

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	2E6MGJU
Property Type	House
House Size	153 m2
Land Area	680 m2
Including	Ducted Cooling
	Ducted Heating
	Dishwasher
	Outdoor Entertaining
	Built-in-Robes
	Secure Parking
	Fully Fenced
	Solar Panels

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268m²	149m²	22m²	51m²	4m²	42m²
TOTAL	Living	Shed	Carport	Porch	Pitched Verandah

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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