



3/78 Kintore Street, Thebarton

Spacious Homette Living with Generous Backyard in the Heart of Thebarton

Best Offers by Tuesday 30th June @ 12pm (USP)

Beautifully presented and exceptionally positioned, this charming homette offers an increasingly rare opportunity to secure low-maintenance living without sacrificing outdoor space. Set within one of Adelaide's most sought-after inner-west suburbs, the home combines comfort, convenience, and generous proportions, highlighted by a substantial backyard rarely found in properties of this style.

Designed for easy everyday living, the home welcomes you with a light-filled open-plan living and dining area, enhanced by large feature arched windows that draw in natural light and create a warm, inviting atmosphere. The practical layout provides excellent flow throughout, making it ideal for first home buyers, downsizers, professionals, or investors.

The well-appointed kitchen offers ample storage, generous bench space, and quality appliances, ensuring functionality for everyday cooking and entertaining alike. Positioned adjacent to the living and

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FOR SALE

Best Offers | \$765K - \$815K

VIEW

Sat 20th Jun @ 2:00PM - 2:25PM

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

dining area, it forms the heart of the home and creates a seamless space for gathering with family and friends.

Accommodation comprises two well-proportioned bedrooms, serviced by a centrally positioned bathroom and practical laundry facilities. The home has been beautifully maintained throughout, allowing buyers to simply move in and enjoy.

Stepping outside, the standout feature is undoubtedly the expansive backyard. Offering an exceptional amount of lawn space for children, gardening enthusiasts, or future outdoor enhancements, it provides a lifestyle opportunity seldom available in homette living. Secure fencing and established surrounds create a private and peaceful outdoor retreat.

Completing the home is secure garage parking, additional off-street parking, and low-maintenance grounds designed to maximise lifestyle while minimising upkeep.

Enjoy a lifestyle of absolute convenience in one of Adelaide's most desirable inner-west locations. Zoned for Adelaide High School and Adelaide Botanic High School, the home is also close to free tram and bus services for an effortless CBD commute.

Walk to Brickworks Marketplace, Plant 4 Bowden, and The Lost Loaf, or enjoy a meal at The Wheatsheaf Hotel. Surrounded by popular cafés, restaurants, and local distilleries, with Dove Street Reserve and the River Torrens Linear Park Trail nearby, this location offers the perfect balance of urban convenience and outdoor recreation. Major hospitals and the Adelaide Entertainment Centre are within walking distance, while Adelaide's stunning coastline is just a short 15-minute drive away.

Key Features

- Beautifully presented homette in highly sought-after Thebarton
- Spacious open-plan living and dining area
- Large feature arched windows providing abundant natural light
- Well-appointed kitchen with quality appliances and ample storage
- Two well-proportioned bedrooms
- Central bathroom and practical laundry
- Rare and substantial backyard, ideal for children & gardening
- Secure garage parking plus additional off-street parking
- Low-maintenance lifestyle with generous outdoor space
- Zoned for Adelaide High School & Adelaide Botanic High School
- Close to free tram and bus services
- Walking distance to Brickworks Marketplace, Plant 4 Bowden & The Lost Loaf
- Near River Torrens Linear Park Trail, Dove Street Reserve & Adelaide Entertainment Centre
- Easy access to Adelaide CBD, major hospitals, and local beaches

Specifications

Title: Strata Title

Year built: c1977

Land size: 280 sqm (approx)

Council: City of West Torrens

Council rates: TBC pa (approx)

ESL: TBC pa (approx)

SA Water & Sewer supply: TBC pq (approx)

All information provided including, but not limited to, the property's land size, floorplan, floor size, building age and general property description has been obtained from sources deemed reliable.

However, the agent and the vendor cannot guarantee the information is accurate and the agent, and the vendor, does not accept any liability for any errors or oversights. Interested parties should make

their own independent enquiries and obtain their own advice regarding the property. Should this property be scheduled for Auction, the Vendor's Statement will be available for perusal by members of the public 3 business days prior to the Auction at the offices of LJ Hooker Mile End at 206a Henley Beach Road, Torrensville and for 30 minutes prior to the Auction at the place which the Auction will be conducted. RLA 242629

MORE DETAILS

Property ID	DR9HDM
Property Type	Unit
Land Area	280 m2
Including	Air Conditioning
	Close to Schools
	Close to Shops
	Close to Transport
	Window Treatments

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