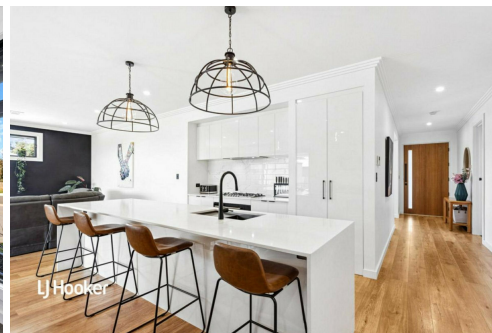
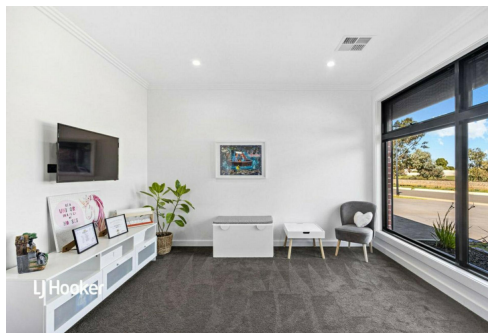
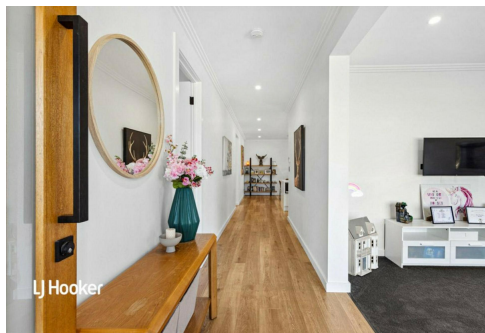




Two Wells, 35 Longview Road

The One You've Been Waiting For

Auction Location: Onsite

Welcome to 35 Longview, where this architecturally designed masterpiece stands as a distinguished testament to the Tribeca Property Group. A builder renowned for its excellence, having secured Builder of the Year award for four consecutive years.

Set upon an expansive 1,016sqm (approx.) of flawlessly maintained grounds, this residence offers a haven of unparalleled luxury and sophistication. The master, a sanctuary of tranquillity which boasts a double walk-in robe, an impressive ensuite, complete with a double head rainfall shower, a freestanding bath, floor to-ceiling tiles, heated towel rail and dual basins, embodying the finest in modern living. Bedroom two serves as a perfect guest suite, complete with its own ensuite and elegant floor-to-ceiling tiles.

4 3 2

For Sale

Auction (\$899,000)

View

ljhooker.com.au/2AQUGJU

Contact

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Disclaimer: 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 Greenwith | Golden Grove
| Mawson Lakes | Modbury
(08) 8289 6660**

Built with the highest standards in mind, this family home stands in a league of its own and is like no other. It boasts custom features such as acoustic insulation and 13mm thick gyprock at the front of the house, ensuring extra soundproofing and durability. Every aspect of this residence has been carefully crafted, making it a unique and exceptional property that stands out in Two Wells. Whether you're entertaining or enjoying privacy, this home offers a lifestyle of unmatched quality.

Step into the kitchen where elegance meets functionality, highlighted by durable waterfall stone benchtops. The spacious butler's pantry offers plenty of storage and access into the garage. The kitchen seamlessly connects to the open-plan living area, equipped with a 900mm gas cooktop and electric oven and sleek stainless-steel appliances for the home chef.

Features you'll love

- * 13.3kw (approx.) Solar with hybrid battery
- * Reverse cycle air-conditioning for year-round comfort (zoned)
- * 1.2m Entry door with wide entry and 2.7m ceiling
- * 150mm concrete driveway, best for trucks, boats and caravans
- * Laundry with sliding door storage, full length bench, subway tiles, overhead cupboards and external access
- * Security cameras
- * Electric panel door with internal access through butler's pantry
- * Rainwater tank in rear yard
- * Downlights throughout

Step through the stacker doors into an elegantly designed entertainment area that epitomizes style. This sophisticated space is perfect for hosting family gatherings, while the expansive grass area is ideal for enjoying spirited backyard cricket matches. The outdoor haven is further enhanced by a 9x6 shed with convenient drive-through access, providing ample storage or versatile workshop options.

Two Wells is a thriving suburb offering effortless access to the North Expressway, making commuting a breeze. With its proximity to local shops and schools, it provides exceptional convenience for families. Plus, it's just a short drive from Adelaide CBD, combining suburban tranquility with easy urban access.

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 either of our two LJ Hooker Property Specialists Real Estate offices for 3 consecutive business days immediately preceding the auction and at the auction for 30 minutes before it starts.

RLA 208516



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More About this Property

Property ID	2AQUGJU
Property Type	House
House Size	271 m ²
Land Area	1016 m ²
Including	Air Conditioning Ducted Cooling Ducted Heating Deck Dishwasher Workshop Built-in-Robes Secure Parking Remote Garage Water Tank

Donna Staines 0456 844 103

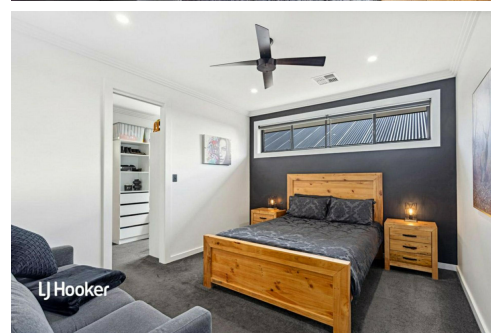
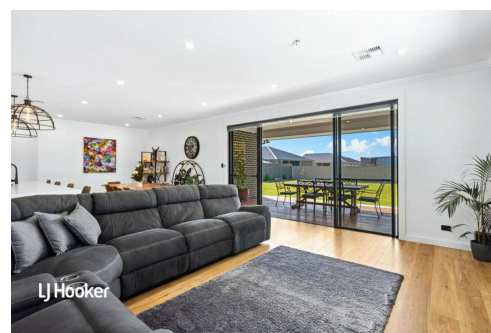
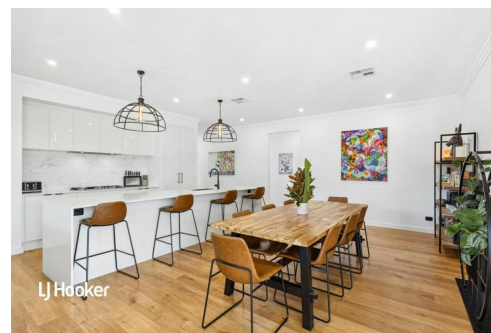
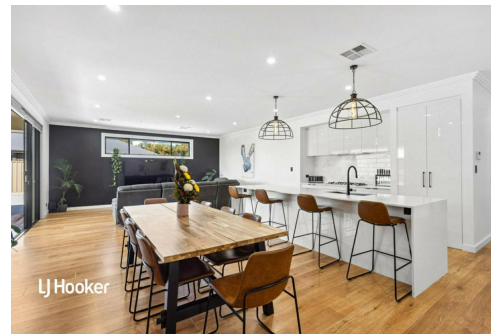
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Scale in metres. This drawing is for illustration purposes only. All measurements are approximate and details intended to be relied upon should be independently verified.

Produced by **The Fotobase Group**



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