

SOLD



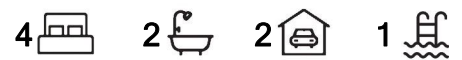
West Lakes, 1 McDonald Grove

Charming c1990 Single Storey Federation Lakeside Family Home

Auction Location: On Site

Discover a timeless reproduction Federation-style home offering comfort, charm, and convenience in the heart of Delfin Island. Built in 1990 and thoughtfully designed, this single-level solid brick home is situated on a prime corner block 732sqm (approx.) in a tightly held street, just steps from the lake. Perfect for families or those seeking an easy-care lifestyle, this home provides the perfect blend of classic style and modern functionality.

From its captivating street appeal, this thoughtfully designed home welcomes you with high ceilings and a versatile, flexible floorplan. Boasting four bedrooms plus a home office or fifth bedroom, it offers multiple living areas, including an open-plan kitchen, meals, and family room. The separate formal lounge and dining room, complete with a built-in bar,



For Sale
Auction

View
ljhooker.com.au/4YWVFE8

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provide the perfect setting for entertaining or everyday living. Step outside to your own private sanctuary, featuring a tiled pool, spa, and lush gardens - a tranquil space to unwind and relax.

Property Highlights:

- * Prime corner allotment 732sqm (approximately)
- * Separate formal lounge and dining area with built-in bar
- * Light-filled open plan kitchen, meals and family room
- * Kitchen with large island bench, wall oven, microwave alcove, dishwasher, and ample cupboard space
- * 4 generous size bedrooms with French timber doors
- * Separate home office or 5th bedroom
- * Main bedroom with own private ensuite, walk-in wardrobe and double French doors that open onto the outdoor spa
- * Family bathroom with free standing bath and separate shower
- * Large outdoor entertaining pergola area and enclosed rear yard
- * Tiled in-ground swimming pool and heated spa
- * Automatic double lock up garage
- * Private and established garden
- * Evaporative cooling and gas heating
- * Stunning high ceilings with decorative cornices
- * 3kw** solar panels
- * Security alarm

Nestled in the heart of West Lakes, this family home offers an exceptional lifestyle surrounded by parks, playgrounds including Anthea Court Reserve, Samoa Reserve tennis courts and family-friendly amenities. Located just moments from the picturesque walking trails along the lake. Families will love the proximity to quality schools, including West Lakes Shore School, and the convenience of Westfield West Lakes, offering shopping, dining, and entertainment. With nearby beaches like Tennyson and Grange just a short drive away, this location truly has something for everyone.

For more information about the property, please contact Rosemary Auricchio on 0418 656 386 or Nick Carpinelli on 0403 347 849.

* The vendor's statement may be inspected at 139 Tapleys Hill Road, Seaton SA 5023 for 3 consecutive business days immediately preceding the auction; and at the auction for 30 minutes before it commences.

Disclaimer:

Any prospective purchaser should not rely solely on 3rd party information providers to confirm the details of this property or land and are advised to enquire directly with the agent in order to review the certificate of title and local government details provided with the completed Form 1 vendor statement. All land sizes quoted are an approximation only and at the purchasers discretion to confirm. All information contained herein is gathered from sources we consider to be reliable. However, we cannot guarantee or give any warranty about the information provided. Interested parties must solely rely on their own enquiries. RLA 175322



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More About this Property

Property ID	4YWVFE8
Property Type	House
House Size	311 m2
Land Area	732 m2
Including	Study Evaporative Cooling Pool Spa Dishwasher Built-in-Robes Secure Parking Remote Garage Solar Panels Liveability

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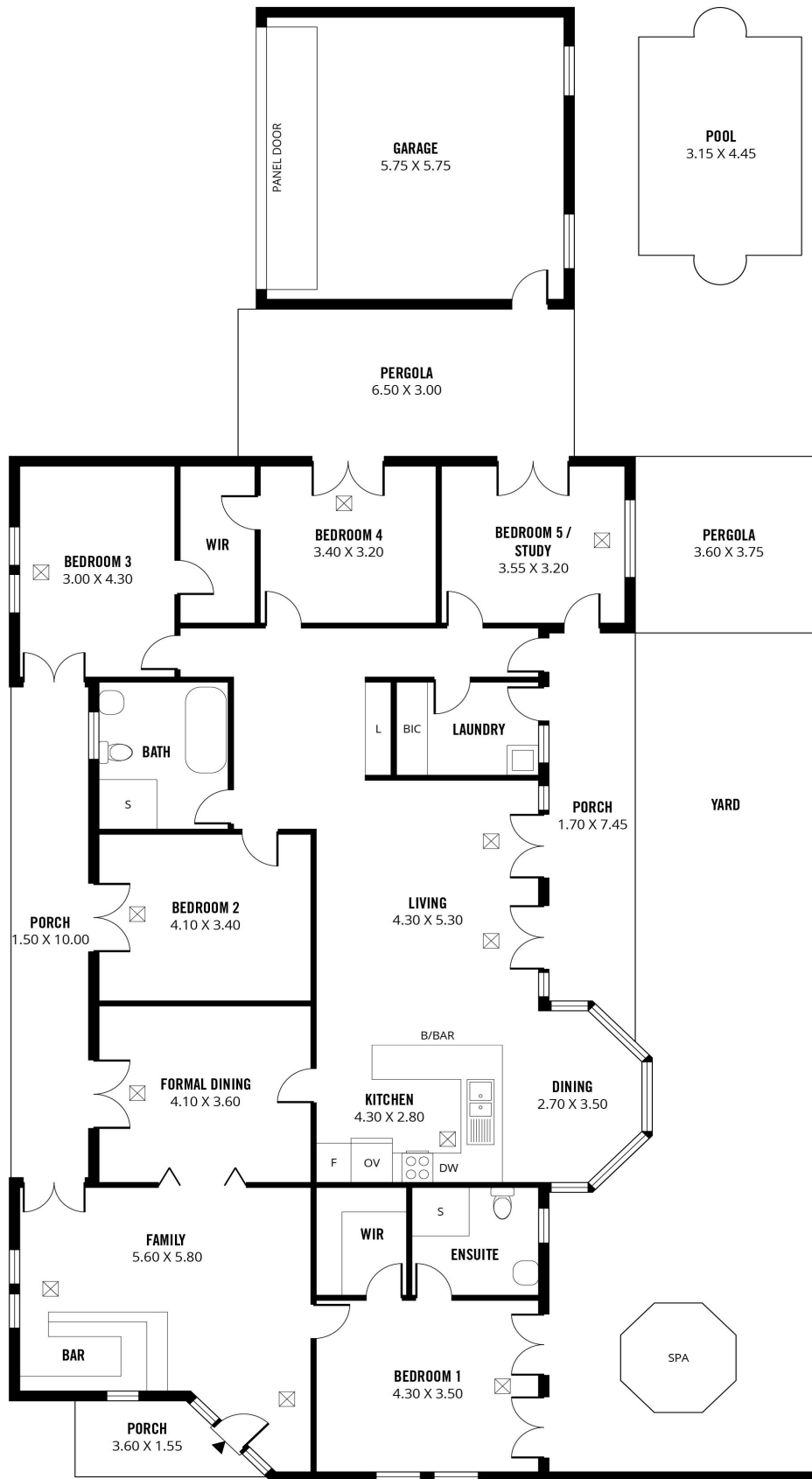
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Scale in metres. This drawing is for illustration purposes only. All measurements are approximate and details intended to be relied upon should be independently verified.

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