



West Lakes, 63 Colton Street

Sophisticated Modern Living - Your Torrens Titled Retreat Awaits

Discover a world of modern sophistication from this beautifully appointed two-storey north facing townhouse offering the perfect blend of elegance and practicality. Set in a sought-after suburb renowned for its picturesque lakeside surroundings.

Designed with both style and functionality in mind, step inside and be greeted by a thoughtfully designed layout that maximises space and light. The open-plan living areas create an inviting atmosphere. High-quality finishes and contemporary touches are evident throughout, adding to the home's sense of understated luxury.

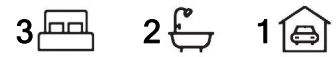
Features We Love:

- Contemporary open plan dining and lounge with ceiling fan
- Modern kitchen with stone top benches, breakfast bar, dual under mounted sink, fridge plumbed, gas stainless steel cooktop, SMEG oven and dishwasher



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.

SOLD



For Sale
Contact Agent

View
ljhooker.com.au/4YG7FE8

Contact
Rosemary Auricchio
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rosemarya@ljhookerwestlakes.com.au

Nick Carpinelli
0403 347 849
nickc@ljhookerwestlakes.com.au

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- 3 bedrooms all with built-in wardrobes and ceiling fans
- Bedroom 1 & 2 with direct access to their own private balconies
- 2 bathrooms - main bathroom with double vanities, separate bath and shower
- Double glazed sliding doors to upstairs main bedroom
- Inviting north facing alfresco courtyard with double umbrellas and tranquil water feature
- Insulated courtyard fencing
- Automatic lock up garage with internal access
- Reverse cycle ducted air conditioning
- Oak timber flooring
- High ceilings
- Security alarm system
- Additional under stair storage
- Solar System 6.6kw with battery
- Slimline rainwater tank
- Radiant natural light

Imagine living in West Lakes, where vibrant lifestyle meets serene lakefront living. This sought-after location offers a wealth of attractions, strategically positioned within walking distance to Westfield Shopping Centre, picturesque parks, lake, prestigious Grange Golf Club and an array of charming cafes, library and restaurants, bringing convenience and leisure right to your doorstep. Experience the ultimate in modern urban living in the highly sought after WEST development.

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

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	4YG7FE8
Property Type	House
Including	Air Conditioning Courtyard Balcony Deck Dishwasher Floorboards Built-in-Robes Secure Parking Fully Fenced Remote Garage Solar Panels

Rosemary Auricchio 0418 656 386

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Nick Carpinelli 0403 347 849

Sales Representative | nickc@ljhookerwestlakes.com.au

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139 Tapleys Hill Road, SEATON SA 5023

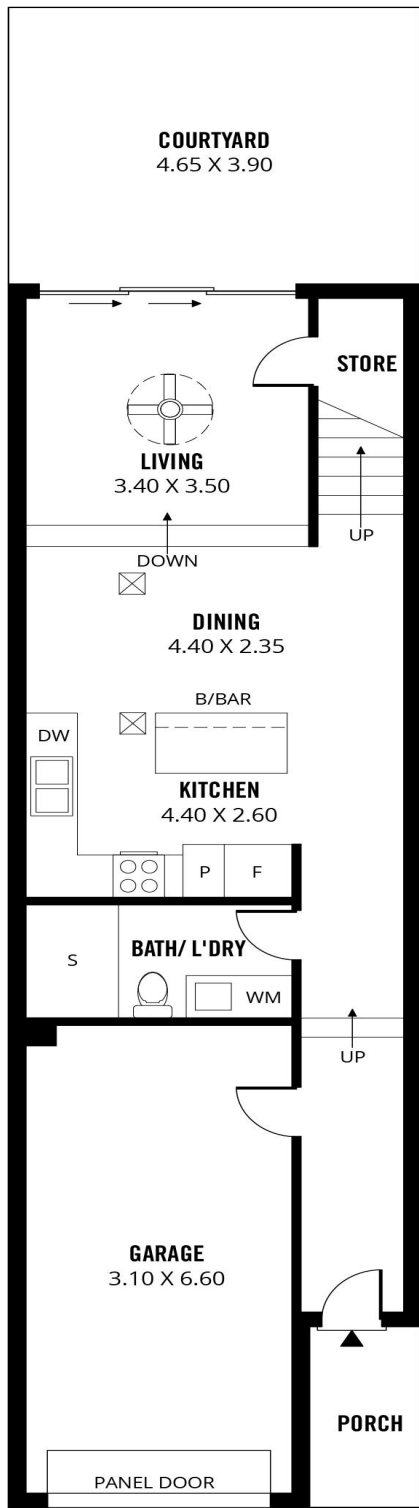
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GROUND FLOOR



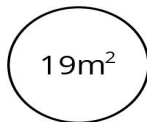
FIRST FLOOR



TOTAL



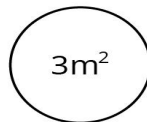
Living



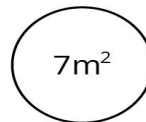
Courtyard



Garage



Porch



Balcony



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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