




25 Banksia Street, West Lakes

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## Move Quickly, Make It Yours~

Nestled in the highly sought-after West Lakes suburb, this well-maintained three-bedroom home offers the perfect blend of classic design and modern comforts. Ideal for professionals or downsizers, the layout is thoughtfully designed to provide bright, open living spaces while ensuring low-maintenance living. The newly installed timber floorboards enhance the character of the home, creating a warm and inviting atmosphere throughout the living areas.

### Property Features:

- Open-plan living and dining area with newly installed timber floorboards
- Neat kitchen with stainless steel appliances, stone benchtops, and dishwasher
- Built-in study nook for added convenience
- Main bedroom with walk-in wardrobe, ceiling fan and private balcony
- Private ensuite to main bedroom with double vanity and floor to ceiling tiles
- Two additional bedrooms with built-in robes and ceiling fans
- Fully tiled main bathroom with separate shower and toilet
- Extra built-in cupboard upstairs
- Spacious laundry with ample bench space, storage and additional toilet

**FOR SALE**  
Contact Agent

### AGENTS

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### AGENCY

LJ Hooker West Lakes | Henley Beach  
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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**

- Single lock-up garage with internal access
- Extra carspace creating another off street parking option
- Low-maintenance Private garden with decked alfresco area for outdoor entertaining
- Ducted reverse-cycle air conditioning
- Close proximity to public transport, shopping, and local amenities

Ideally located in West Lakes, this home offers excellent proximity to Westfield West Lakes, providing a wide range of cafes, dining, and shopping options. The prestigious Grange Golf Club is just a short distance away, and public transport options-including the Grange railway line and frequent buses-make the commute to the CBD quick and easy, with just a 25-minute drive to the city centre. For outdoor enthusiasts, the home is located near Tennyson Beach and scenic lakeside walking trails, offering the perfect balance of lifestyle and convenience.

For further information please contact Rosemary Auricchio on 0418 656 386 or Levi Proude on 0434 277 315.

**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 purchaser's 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

**MORE DETAILS**

|               |                                                                                                                                                                                                                                     |
|---------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Property ID   | 5050FE8                                                                                                                                                                                                                             |
| Property Type | Townhouse                                                                                                                                                                                                                           |
| House Size    | 162 m2                                                                                                                                                                                                                              |
| Land Area     | 148 m2                                                                                                                                                                                                                              |
| Including     | Ensuite<br>Study<br>Air Conditioning<br>Ducted Cooling<br>Ducted Heating<br>Toilets (3)<br>Balcony<br>Deck<br>Dishwasher<br>Outdoor Entertaining<br>Floorboards<br>Built-in-Robes<br>Secure Parking<br>Remote Garage<br>Liveability |

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