



## West Lakes, 226 Sportsmans Drive

### Updated Unit in Prime West Lakes Location



Perfectly positioned in the heart of West Lakes and just seconds from the lakefront, this beautifully renovated unit offers low-maintenance living in a premium coastal setting. Ideal for downsizers, first-home buyers or investors, the home blends modern comfort with an unbeatable location.

Freshly updated throughout, it features new carpets, neutral tones, and an easy-care layout designed for everyday living. The light-filled, fully renovated kitchen includes an electric cooktop and oven, laminate benchtops, tiled splashback and ample storage, seamlessly overlooking the spacious open-plan living and dining area.

Two generous bedrooms provide excellent accommodation, with the main featuring a built-in wardrobe for added convenience. The stylishly renovated bathroom boasts a large walk-in shower, floor-to-ceiling tiles and a floating vanity. Outdoors, enjoy the privacy of both front and rear courtyards, framed by low-maintenance gardens - perfect for relaxed outdoor

**For Sale**  
\$695,000 - \$755,000

**View**  
By Appointment

**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 West Lakes | Henley Beach**  
**(08) 8347 3666**

living.

Key features include:

- Fully renovated kitchen with electric cooktop, oven and laminate benchtops
- Fresh new carpets and updated neutral décor throughout
- Two spacious bedrooms, main with built-in wardrobe
- Open-plan living and dining with split system air conditioning
- Modern bathroom with walk-in shower and sleek finishes
- Private front and rear courtyards with easy-care landscaping
- Two undercover carport spaces plus additional garden shed
- Quiet, well-maintained group with tidy common areas
- Seconds to the lakefront and scenic walking trails

Stroll to the lakefront and scenic walking trails, or enjoy the retail, dining and entertainment of Westfield West Lakes just minutes away. Conveniently located close to public transport, the Grange Golf Club, local schools, and only a short drive to the golden sands of Tennyson and Grange Beach.

For more information, 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 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 About this Property

<b>Property ID</b>	4ZMVFE8
<b>Property Type</b>	Unit
<b>Including</b>	Air Conditioning Courtyard Built-in-Robes Secure Parking Fully Fenced Liveability

**Rosemary Auricchio 0418 656 386**

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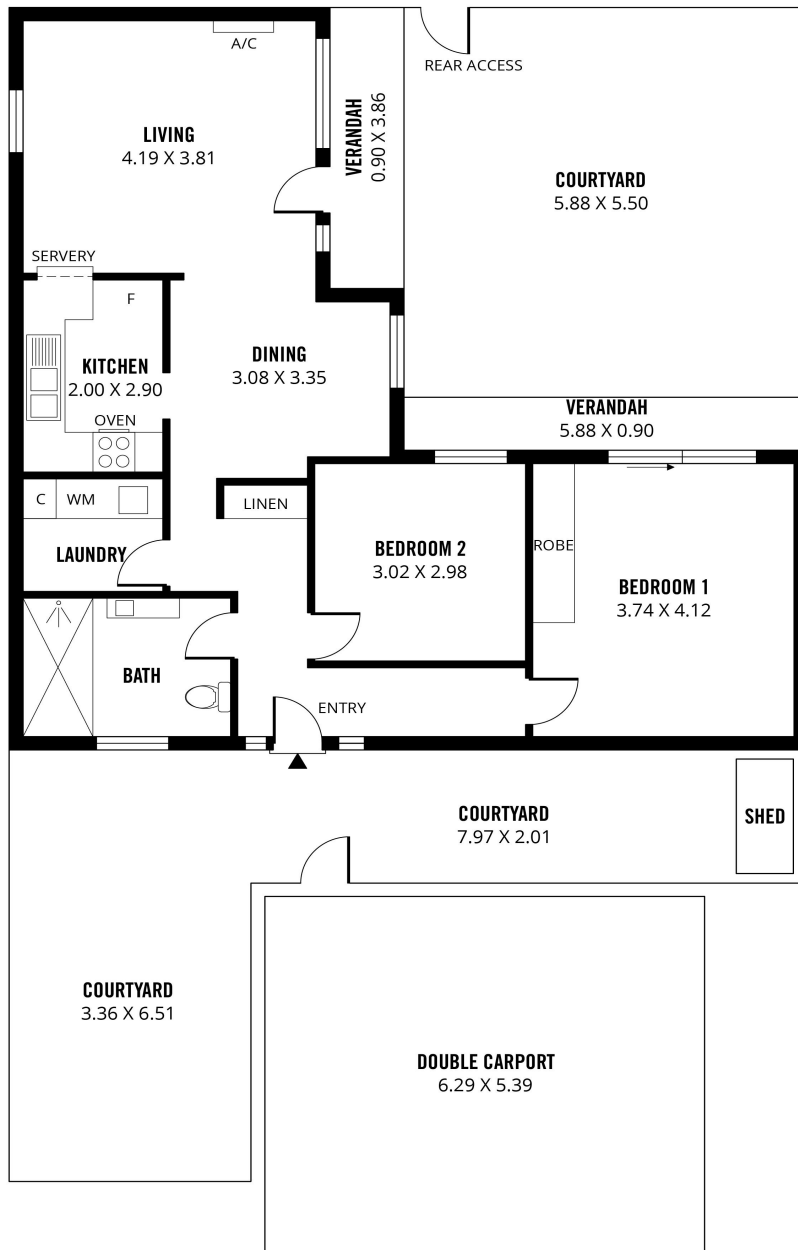
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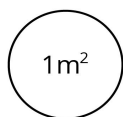
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**TOTAL**



Living



Shed



Double Carport



Verandah



Courtyard



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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