



62A Wembley Avenue, Hectorville

 3  2  3

\$635,000

DECEPTIVELY LARGE FREESTANDING HOME

Web ID: 14603110912

Rose Stepancich
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This beautifully presented and maintained home on approx 383 sqm has a fabulous floorplan. Comprising 3 spacious bedrooms (main with ensuite and walk-in robe) separate office/study with built-in desk, modern kitchen with stainless steel European appliances and walk-in pantry adjoining large open plan living and dining areas, main bathroom with separate wc and powder room, second living room, lock up garage with drive-through access to central courtyard or secure second car space. A great location within walking distance or a short drive to private and public schools, shopping centres, parks and transport.

Features:

- Ducted reverse cycle air conditioning
- Solar power system - 2 ½ kw
- Security system
- Established fruit trees, irrigation system, rainwater tank and garden shed
- Double roller blinds throughout
- Caesar stone benchtops throughout
- Quality laminate boards
- Carpet in main bedroom and second living room
- Alfresco area under main roof with ceiling fan and gas connection for barbecue
- 2.7m (9ft) ceilings throughout

Title Reference: Volume 6096 Folio 574

Zoning: R-Residential 3 - Regeneration

Council: Campbelltown City Council

Council Rates: \$1,858.65 per annum

SA Water Rates: \$221.75 per quarter plus usage