

12 Elenore Avenue, PARINGA, SA 5340

WELCOME TO 12 ELENORE AVENUE

Positioned proudly on a corner block with sweeping views over Mundic Creek, this 3-bedroom, 1 bathroom home delivers lifestyle, flexibility and serious value.

Built in 1979, it offers comfort, practicality and space both inside and out. Year-round climate control is covered with evaporative air conditioning and split systems, while the solar system with battery storage keeps energy efficiency front of mind.

Step outside and you'll really start to see the lifestyle on offer. The covered outdoor entertaining area complete with a pot belly heater creates the perfect space to unwind in the cooler months or host family and friends all year round.

The corner position provides excellent access, and the large shedding gives you endless options for storage, vehicles, a workshop or weekend projects.

Whether you're entering the market or adding to your portfolio, this is an opportunity packed with potential and positioned to impress.

Key Features:

- 3 bedrooms
- 1 bathroom

The particulars contained herein are supplied for information only and shall not be taken as a representation in any respect on the part of the vendor or its agent. Interested parties should contact the nominated person or office for full and current details.

TYPE: For Sale

INTERNET ID: 300P192296

SALE DETAILS

\$449,000

CONTACT DETAILS

Elders Riverland

2 East Terrace

LOXTON, SA

8588 6066

RLA: 62833

Jesse Watson

0421554324

- Built in 1979
- Corner block with excellent access
- Views overlooking Mundic Creek
- Covered outdoor entertaining area with pot belly heater
- Large shedding
- Evaporative air conditioning
- Split system heating & cooling
- Solar system with battery storage
- Ideal first home or investment opportunity

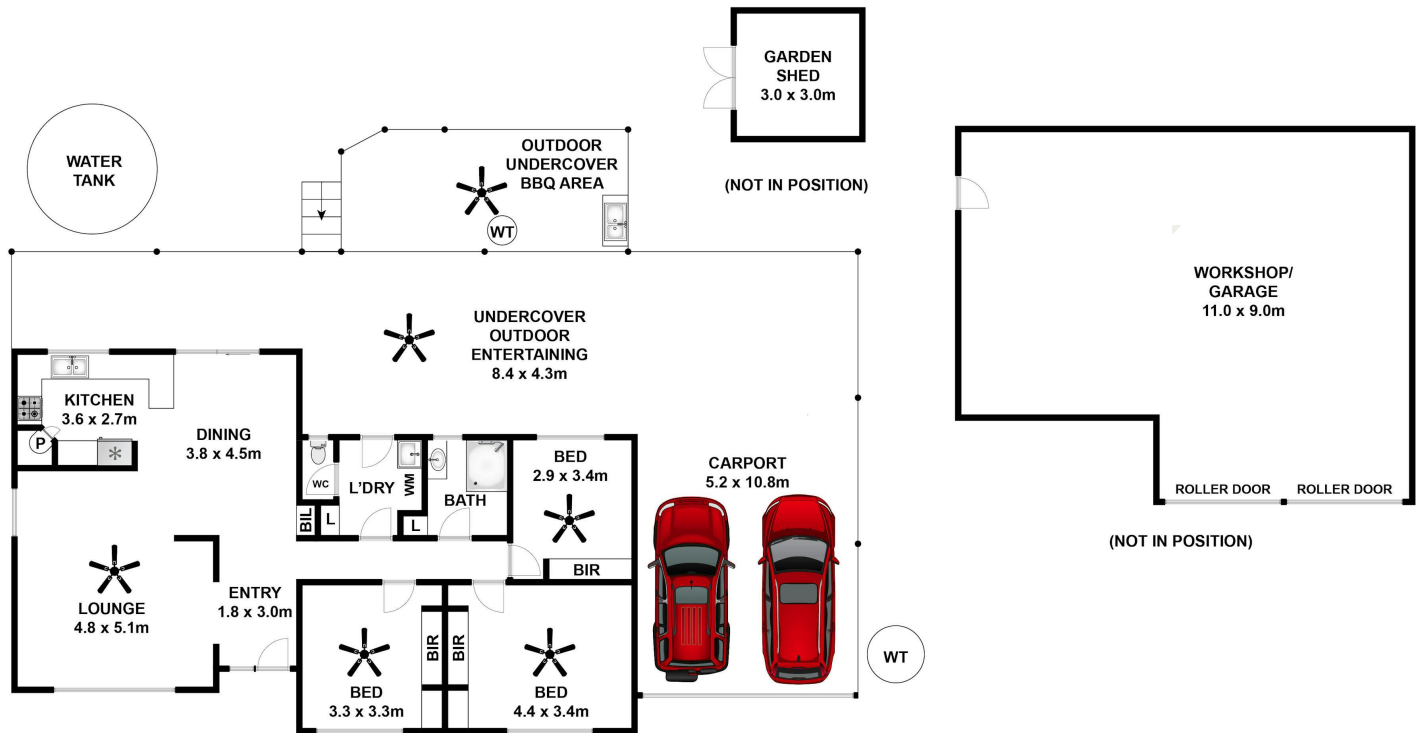
Creek views, shedding, solar and a great outdoor setup - this one ticks all the right boxes.

Disclaimer: In preparing this information we have used our best endeavours to ensure details contained herein are true and accurate, however we accept no responsibility and disclaim all liability in respect of any errors, omissions or inaccuracies. Prospective purchasers should make their own enquiries to verify the information contained herein.
RLA62833

- Bedrooms: 3
- Bathrooms: 1
- Car Parks: 2







Approx House Area 116m²

Whilst bwrm.com.au has made every attempt to ensure the accuracy of the floor plan contained here, measurements are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only.

12 Elenore Avenue, Paringa

 **Real Estate**