

8 Phoenix Avenue, CLARE, SA 5453

Fabulous Family Home

Welcome to this Fabulous Family Home, perfect for the first home buyer, investor, renovate and flip or down sizer, this home ticks all boxes.

If you are looking for affordability in a good location then this could be the one for you.

This home is situated on approximately 904m² and has three good sized bedrooms, a large lounge room and an open plan Kitchen with plenty of cupboard and bench space with an adjoining dining and family area.

The living areas are fully tiled for low maintenance, the bathroom is a good size and features a separate bath and shower and there is a separate laundry with its own access.

Ducted reverse cycle air conditioning and ceiling fans provide comfort all year round and solar helps keep the energy costs down.

The fully established back garden is big enough for the kids or grand kids to climb a tree and build a cubby, It is all reasonably low maintenance, with a separate area for ferns and veggies.

TYPE: Sold

INTERNET ID: 300P54814

SALE DETAILS

\$275,000

CONTACT DETAILS

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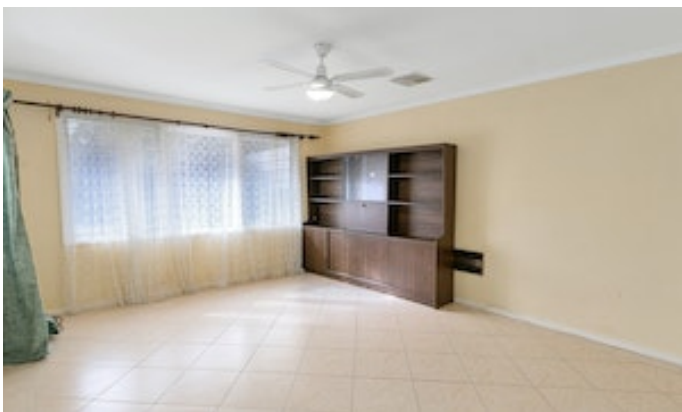
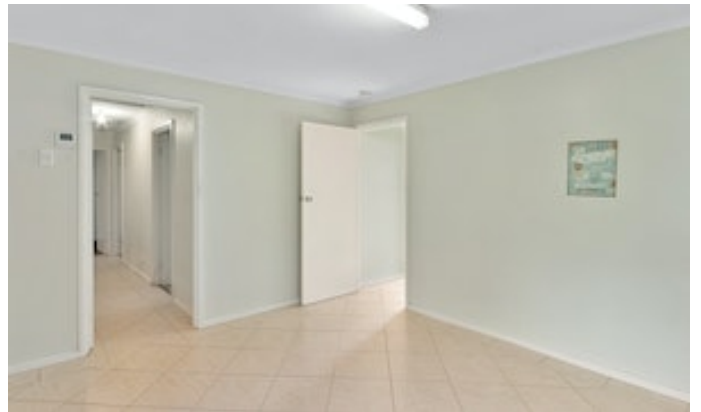
Follow the meandering pathway to the bird aviaries and fruit trees with perfect areas to set up an Al Fresco dining space.

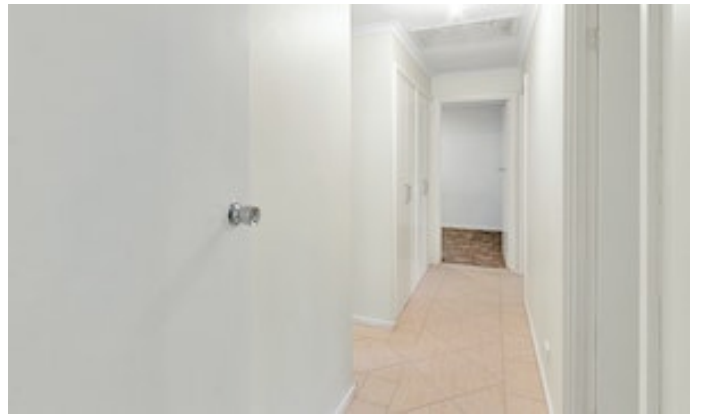
There is also a good sized garage workshop that could double as a teenage retreat and a garden shed.

Set back from the road with side access and an attached carport, there is off street parking with room for a Van or a Boat, a secure, fully fenced back garden with loads of potential to further develop (all of course stcc).

CALL NOW TO ARRANGE YOUR INSPECTION OR KEEP AN EYE OUT FOR ONE OF OUR UP COMING OPENS.

- Land Area 904.00 square metres
- Bedrooms: 3
- Bathrooms: 1
- Car Parks: 3
- Single garage
- Single carport









Living:	107.45sqm
Shed:	27.00sqm
Aviarys:	13.76 sqm
Porch:	6.82sqm
Carport:	22.80sqm
Total:	177.83 sqm

This Drawing is for illustration purposes only.
 All measurements are internal and approximate.
 Details intended to be relied upon should be
 independently verified.
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