



## FOR SALE

### HUGE POTENTIAL TO NEST OR INVEST!

Minh Nguyen is proud to present to you this property here in Paralowie.

Suits the handy First Home Buyers project or Investors add it to your Investment properties Portfolio!

Situated here in the Northern suburbs of Adelaide, Built in 1976, single brick built. This hidden gem of Paralowie sitting on a spacious 681 sqm allotment just steps away from native parklands plus many other amenities.

Experience the difference with @realty.

Equipped with :

- \* 4 bedrooms, Main Bedroom with Large built-in wardrobe
- \* An open planned lounge/ kitchen and dining room.
- \* Natural Lighting throughout the whole home.
- \* a spacious Rumpus.
- \* Separate laundry.
- \* Outdoor entertainment under the veranda and a nice lawn area for the kids to play.
- \* Garden shed to store all your tools.
- \* Beautifully maintained garden at the front and rear yard.

Features include:

- \* Double lockup Garage, with direct access to rear, Wall mount heating and cooling unit, Evaporative cooling.

Currently tenanted who are happy to extend lease with the potential new owner.

Walking distance to public transport and Paralowie R-12 School.

Call Minh Nguyen to arrange for inspections or make an offer today.

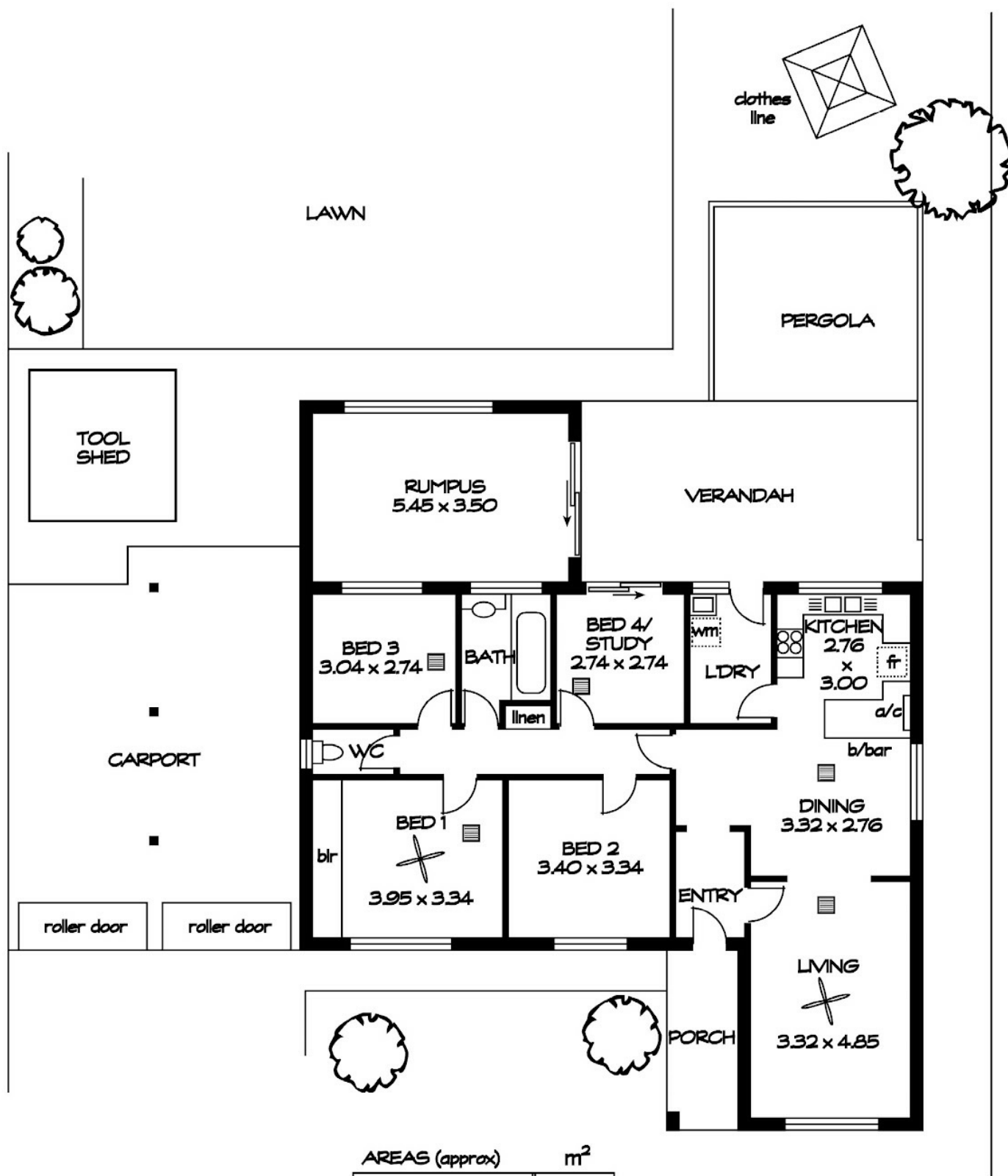
4 BED | 1 BATH | 2 CAR

PRICE:  
Under Contract!

OPEN FOR INSPECTION:  
N/A



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AREAS (approx)	m <sup>2</sup>
LIVING:	131
CARPORT:	48
VERANDAH:	25
PERGOLA:	18
PORCH:	5

Disclaimer: Please note this floor plan is for marketing purposes and is to be used as a guide only. All dimensions are estimates only and may not be exact measurements.