



#### 48 Wattle Ave ROYAL PARK SA

3  1  1 

Centrally located in Royal Park is this gem, the retro style will impress those looking for a character home between the city and the sea, close to Westfield West Lakes, public and private schools, childcare centres, parks and public transport.

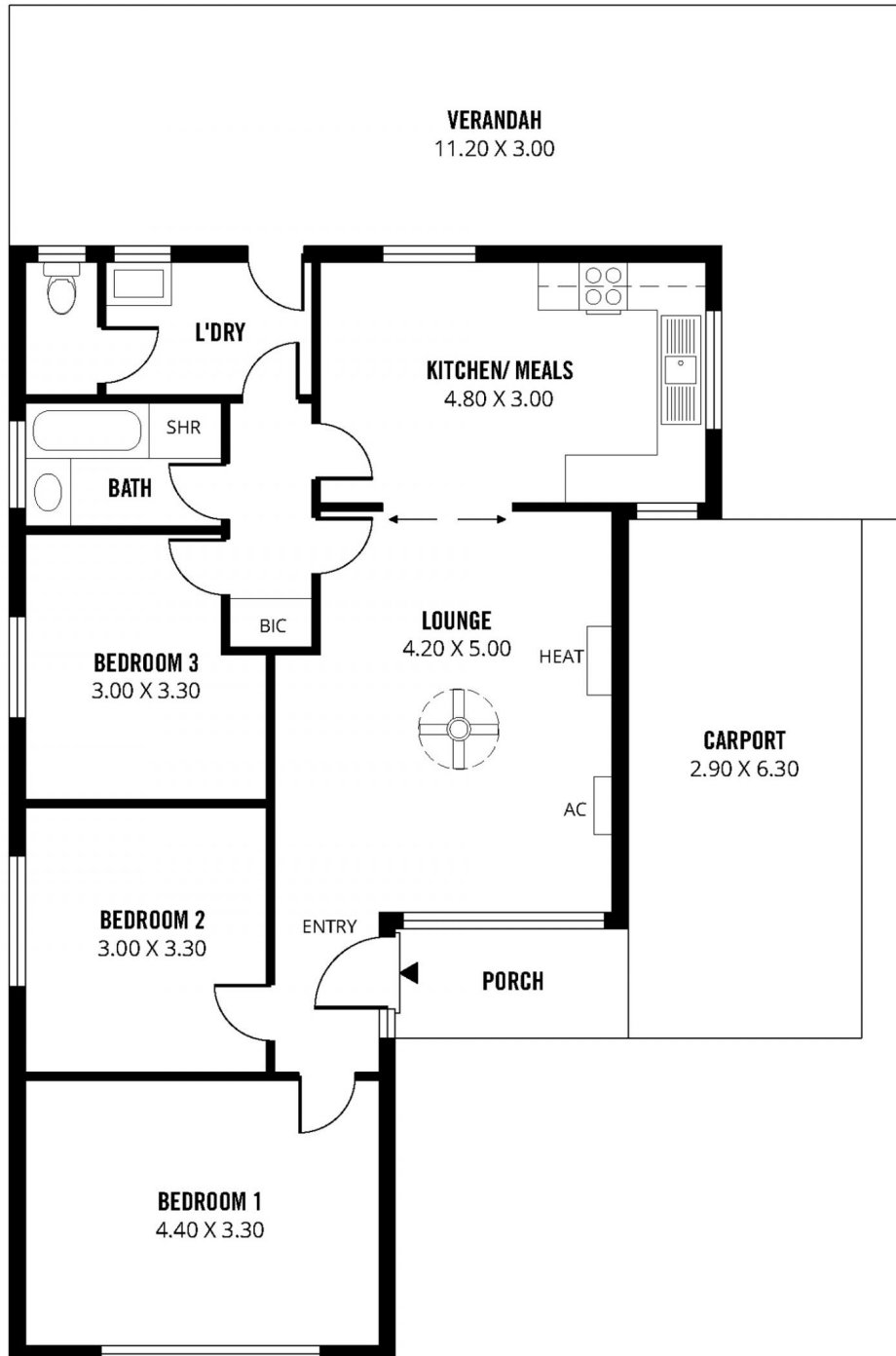
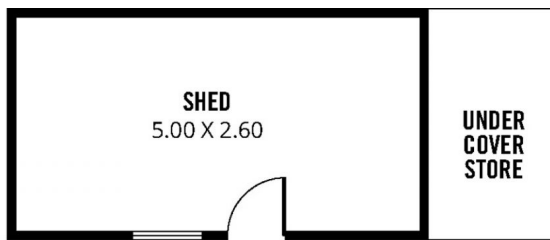
You must come inside to appreciate the spacious floor plan of 3 generous size bedrooms, large lounge room with gas heater, wall unit reverse cycle air conditioner and ceiling fan. The delightful kitchen/meals has ample built-in cupboards and bench space, gas upright stove, spacious dining area and has direct access from the lounge room, making it very convenient for families with children or entertaining.

The main bathroom comprising full size bath, separate shower, vanity and the convenience of a separate toilet

**View :** <https://www.michaelkris.com.au/sale/sa/western-beachside-suburbs/royal-park/residential/house/5834559>



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**172m<sup>2</sup>**

**TOTAL**

95m<sup>2</sup>

Living

13m<sup>2</sup>

Shed

18m<sup>2</sup>

Carport

4m<sup>2</sup>

Porch

42m<sup>2</sup>

Verandah

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.

Produced by **The Fotobase Group**