

Hickinbotham



blue chip
investment
opportunity



Lot 26 Flynn Street, Munno Para West (Playford Alive)

Located in a vibrant new estate in the heart of the northern development area, this is a perfect acquisition for the astute investor to purchase one of SA's best value display homes.

Price: \$305,000
Lease: 1 year plus 4 x 1 year options
Rental: 7% of purchase price (\$21,350 per annum based on \$305,000)
Furniture: Furniture included at no charge
Land area: 270sqm

Set and forget: Hickinbotham is responsible for garden maintenance, gas, electricity and water usage as well as all maintenance during the lease (refer to lease for details).

The V14, architecturally designed by award-winning architect Max Pritchard, has a northern orientation that ensures an excellent energy rating to save you money on heating, cooling and water. This 3-bedroom home offers over 150sqm of living area between a large family and meals area, single carport, 2 bathrooms, 3 bedrooms, and low maintenance yard. The open plan kitchen and meals area provides a spacious feeling as well as encouraging the possibility of outdoor entertaining. With the colour scheme chosen by professional interior designer and garden sculpted by a landscape architect, this home is a perfect acquisition. This home comes complete with air conditioning, an alarm system, and fully landscaped front and rear gardens, making it an ideal choice for the astute investor.

Don't delay - this opportunity won't last!

V14

16.73 squares



Size Specifications

- Living Area: 128.72 sqm
- Verandah: 7.65 sqm
- Carport: 19.38 sqm
- Total: 155.75sqm (16.73 squares)
- Width: 9.00m (inc. single carport)
- Depth: 20.04m

DESIGNED BY AWARD-WINNING ARCHITECT MAX PRITCHARD, THIS HOME HAS A SUSTAINABLE FOCUS WITH FABULOUS LIVING AREAS DESIGNED AROUND A FOCAL COURTYARD, TO MAKE THE MOST OF THE NORTHERN ORIENTATION



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Note: there may be slight differences between the floorplan shown above and the actual home.

