

# MAGAIN



11 Merlot Street REYNELLA EAST SA

3 1 3

contact Stuart Costello for viewing times.

This delightful property is a must see and perfect for first home buyers, with nothing left to do at this one. Built in 1977 the inside boasts a new kitchen leading onto a generous dining area with sliding doors to the outdoor space. The spacious living area has a lovely feature gas combustion fireplace. There are also three spacious bedrooms (two with Built-in cupboards) and a new bathroom. To top it all off the property has evaporative air conditioning. Outside you are greeted with a great outdoor entertaining area and pitched pergola. The low maintenance garden has a large shed which can be accessed from the drive through car port. All within walking distance to local shops and school and the added bonus of solar, to help cut down on your bills, this property

**Type** : House

**View** : <https://www.magain.com.au/property/11-merlot-street-reynella-east-sa/8431295>

[For full version visit the website](https://www.magain.com.au)

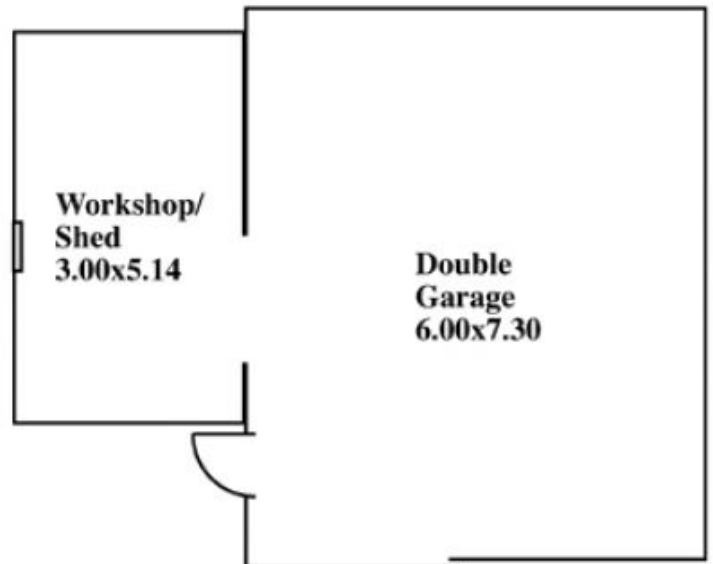
<https://www.magain.com.au>  
Magain Real Estate

Shop 3, Happy Valley Shopping Centre, 50 Kenihans H  
08 8322 6111


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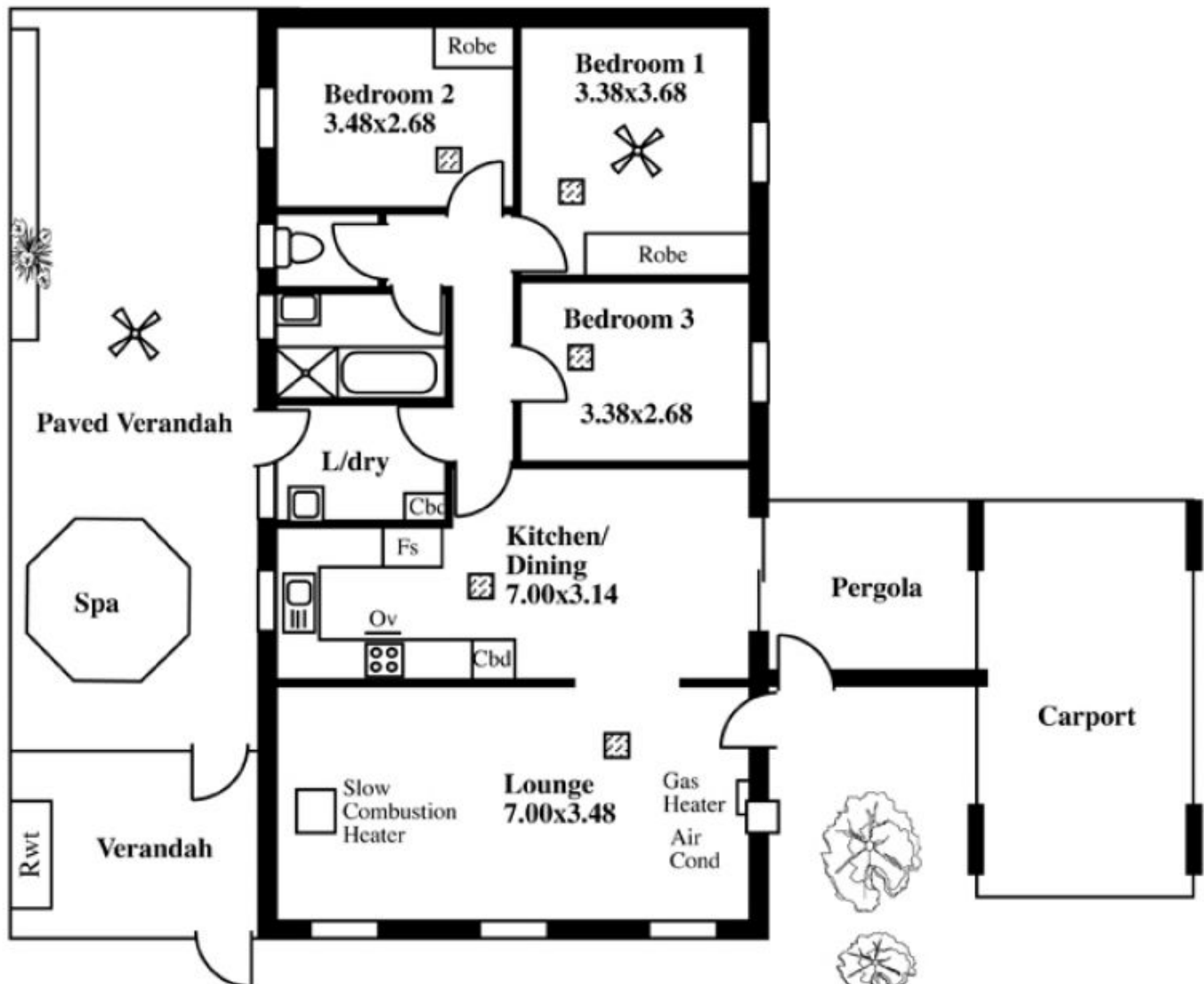
This drawing is for illustration purposes only  
(Drawing is not to scale)

The drawing and the information contained is not intended to be part of any contract. All measurements are approximate and details intended to be relied upon should be independently verified.



## LEGEND

 Air cond ducts



ESTIMATE OF LIVING AREA ONLY  
102.15 Square metres/ 10.98 Squares

Desk Top Image - (Y0114-31)