

# MAGAIN



## 13 Melingie Court Happy Valley SA

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Please contact Danielle Comer or Rachael Farror for viewing times.

Perfectly positioned amongst the picturesque hills of Happy Valley, this breath-taking home with 190sqm of internal and external living has a commanding street presence and has been sensibly built to make great use of the great sized 687sqm parcel of land, it really needs to be seen to be believed.

Upon entrance to the home, you are welcomed by a sophisticated entryway adjacent to a formal lounge laden with hardwood timber flooring and featuring large East facing windows letting in plenty of natural morning light.

[For full version visit the website](https://www.magain.com.au/property/13-melingie-court-happy-valley-sa/8432313)

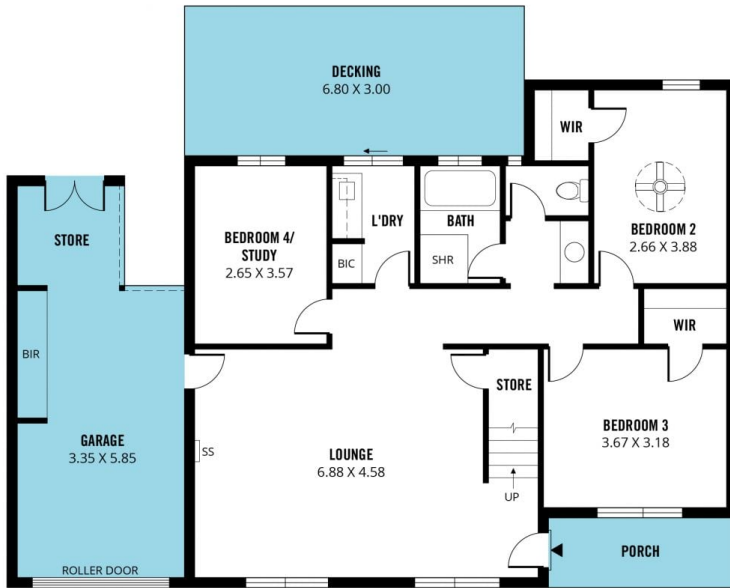
**Type** : House  
**Price** : \$ 820,000  
**Building Size** : 190 sqm  
**Land Size** : 687 sqm  
**View** : <https://www.magain.com.au/property/13-melingie-court-happy-valley-sa/8432313>



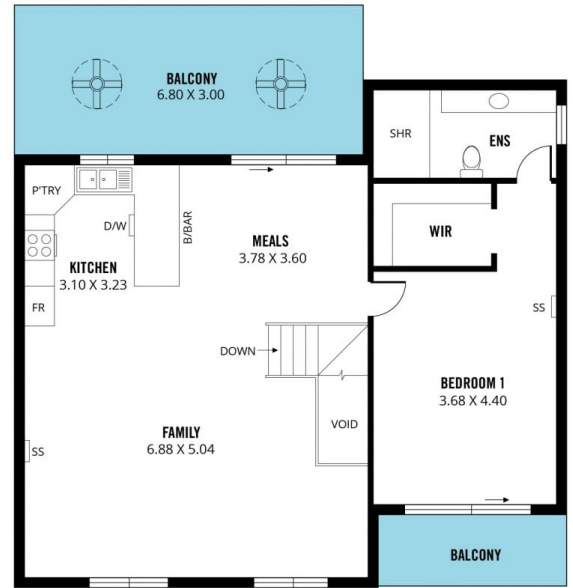
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<https://www.magain.com.au>  
Magain Real Estate

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**GROUND FLOOR**



**FIRST FLOOR**



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