



Perfectly Presented Double Bay Window
Courtyard Villa!!



3



1



2

1/63 Melville Street, South Plympton

Sold for \$812,500 (Aug 05, 2025)

This immaculate home built in 1994 is at the front of a small group of 3 only and is ready and waiting for you to just move in & enjoy. Freshly painted throughout and with new carpets, this one is sure to impress!

Features of the home include:

- Tiled entrance way
- Large master bedroom with bay window, floor to ceiling built in robes, and bathroom access
- Bedrooms two and three are also spacious in size and each also having built in robes
- The spacious lounge room incorporates the second bay window and has floating timber floorboards plus gas space heating and ceiling fan
- The very impressive and expansive updated kitchen would fulfill any chefs culinary requirements, and has an island bench with integrated breakfast bar, masses of bench space, stainless steel sink and Puratap, corner pantry, gas cooktop, inbuilt wall oven with a microwave nook above, plus an enviable amount of storage space with both the under-bench and overhead cupboards

Property ID:	L34973100
Property Type:	House
Building / Floor Area:	115
Carports:	1
Open Parking:	1
Land Area:	310.0 sqm

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- The adjacent dining area is spacious enough for all your dinner gatherings, plus there is a built in display cabinet and even more storage
- The main bathroom has a relaxing bath, shower, and wc, and then there is a second separate wc with powder entry
- Ducted cooling throughout along with the previously mentioned gas space heater in the lounge room keeps the inside environment at that perfect temperature year round
- A sliding door from the living area leads to the brick paved veranda outdoor area allowing for seamless indoor/outdoor entertaining and overlooks the low maintenance courtyard
- Parking is available under the carport and also for the 2nd car along the driveway, plus there is room for your boat, caravan, or trailer along the fence just by changing the carport fence to gates
- Situated in this ever convenient location with easy access to the City, beach, Castle Plaza & Marion Shopping centres plus more!!

This Is The One You Have Been Looking For!!

Outgoings:

Council – \$1,527.68pa

SA Water – \$179.65pq

ESL – \$138.95pa

Strata: \$350pq