



**12 Crighton Avenue Royal Park SA**

3 2 2

Upon entering this stunning home through the entrance-hall with a drop ceiling, you'll instantly admire the superior layout offering all the luxurious comforts.

The stunning generous size open plan kitchen, dining & living area features a well-appointed chef's kitchen with large central island bench, stainless steel appliances and gas cooktop with wok burner. The stylish second living area features a drop ceiling & access through the glass sliding door to the 2nd courtyard.

Be the envy of family & friends with the enormous fully enclosable under main roof alfresco with timber deck, quality shade-view blinds, flame heater & ceiling fans accessed from the main living area & overlooking the low maintenance back yard featuring ornamental trees &

**Price** : \$ 571,000  
**Building Size** : 217 sqm  
**Land Size** : 400 sqm  
**View** : <https://www.timmorris.com.au/6001909>



**Anthony Fonovic**  
08 7225 2525



**Tim Morris**  
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# 12 CRIGHTON AVENUE ROYAL PARK

## HOUSE SQ.M. BREAKDOWN

LIVING SPACE - 163.66m<sup>2</sup>

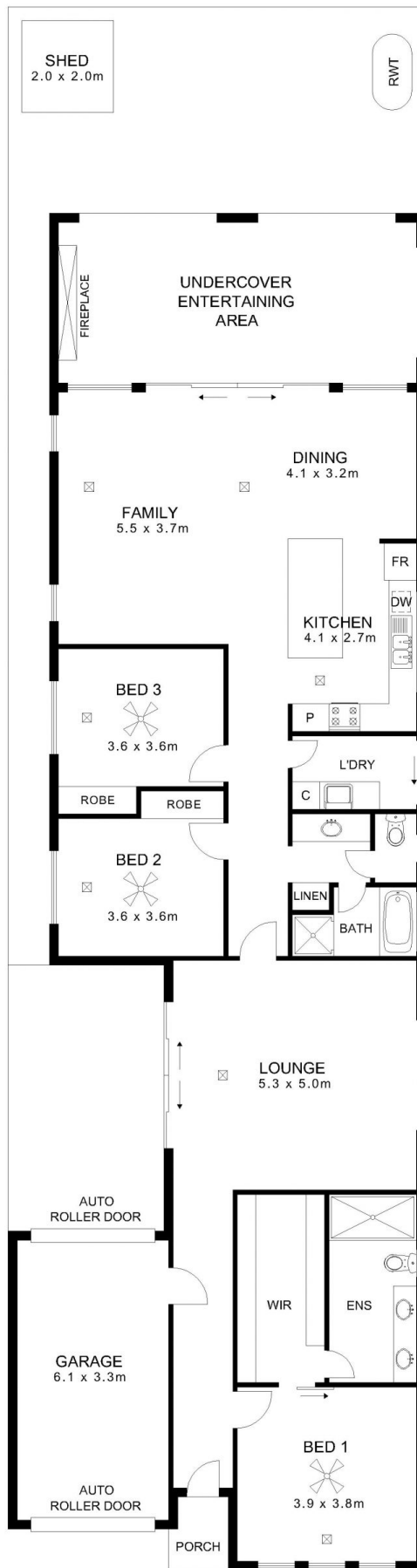
PORTICO - 1.94m<sup>2</sup>

GARAGE - 20.13m<sup>2</sup>

ENTERTAINING AREA - 28.00m<sup>2</sup>

SHED - 4.00m<sup>2</sup>

TOTAL - 217.73m<sup>2</sup>



NOTE: While every effort has been made to verify the correct details in this brochure, neither the vendor, illustrator or agent accept liability for any error or omission. All parties are requested to take relevant action to satisfy themselves of any issues.  
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