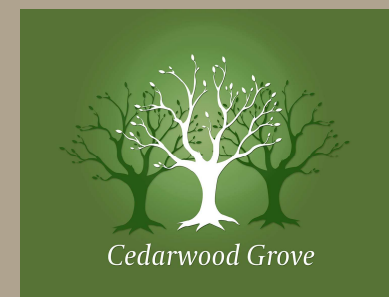




# THE CEDARS

SURREY ST, BLAIR ATHOL



**Surrey Street, Blair Athol**

Located less than 8km's from the Adelaide CBD and just over 10km's to the beach.  
Close proximity to Main North and Prospect Road's which have major bus routes, regional & major shopping facilities, restaurant's & the new Coopers Ale House.  
Adjacent to Gepps Cross School and public reserves

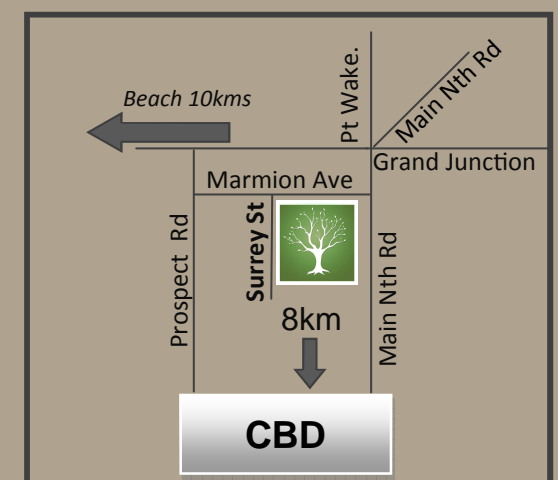


**Contact Joanne Owen**

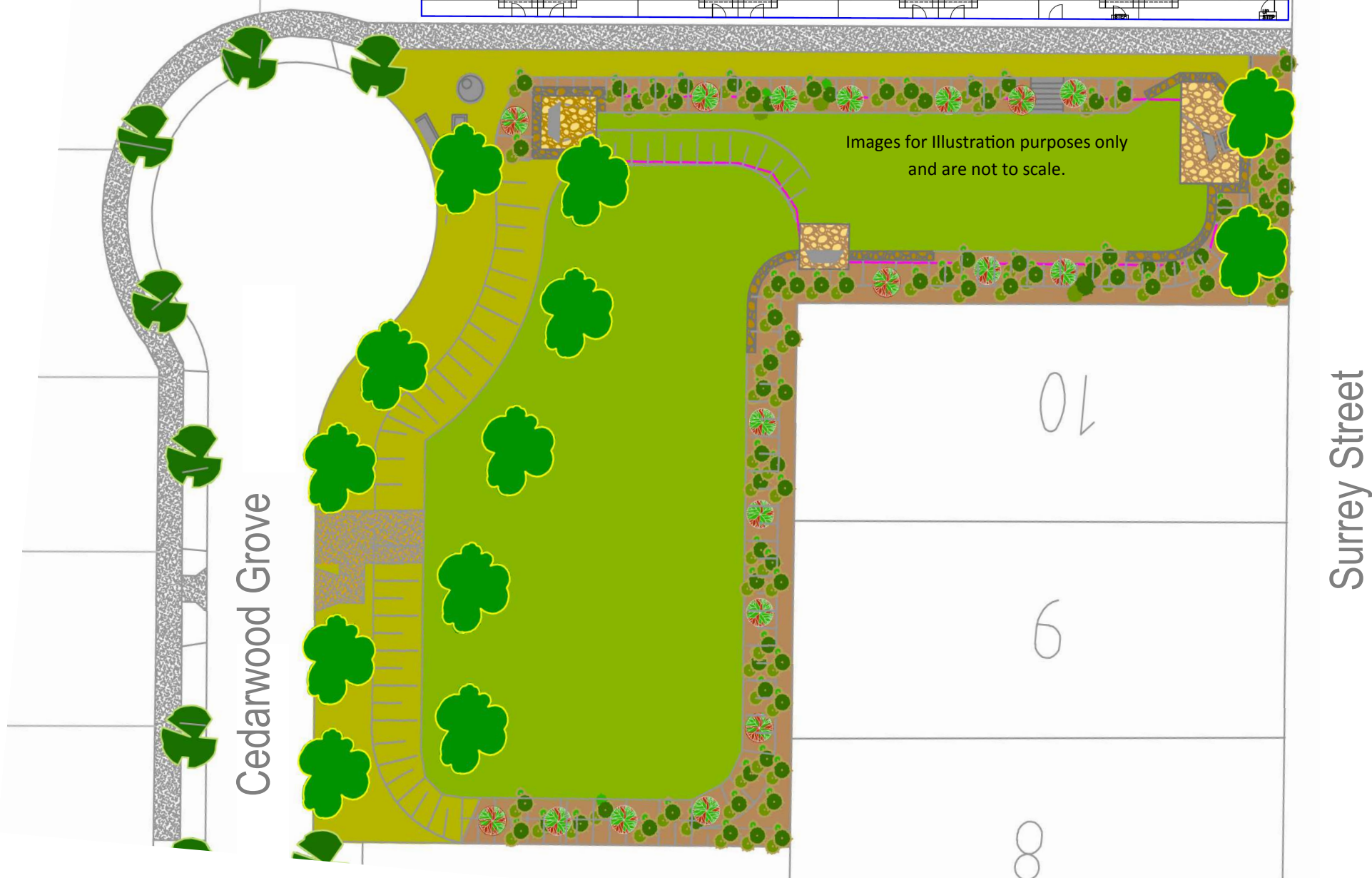
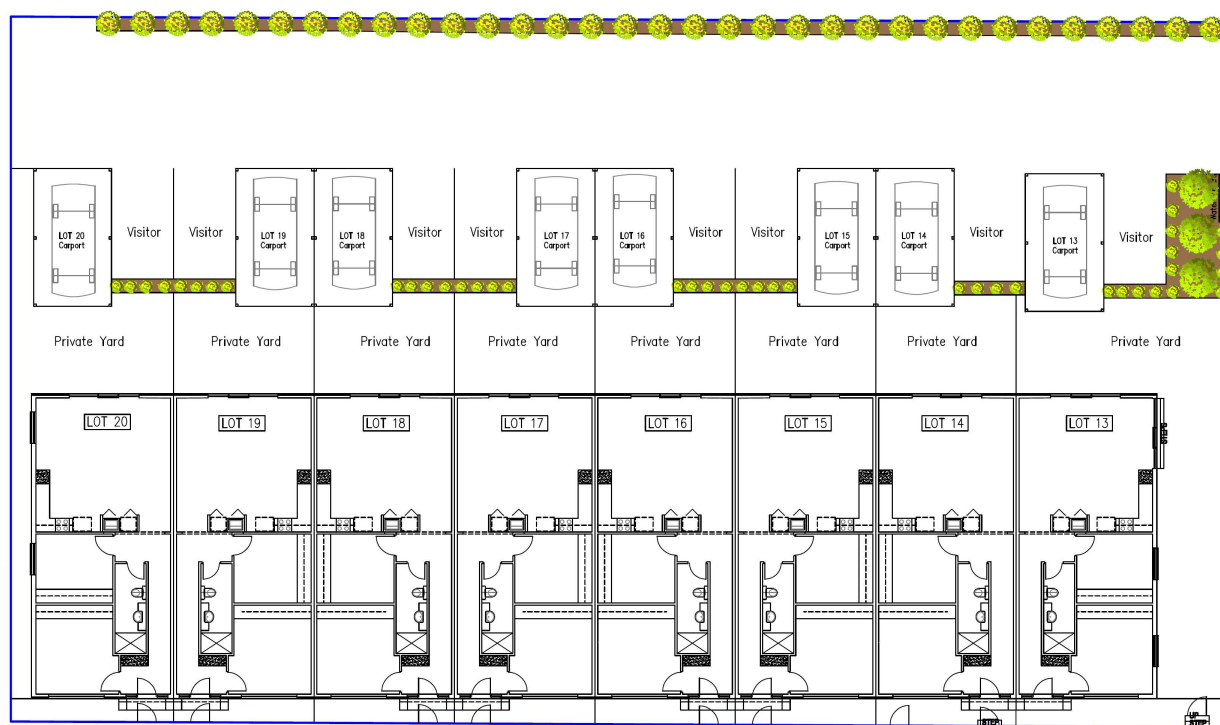
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## THE CEDARS

### Inclusions:

- ◆ To be built by Award Winning, Rossdale Homes
- ◆ Overlooking the Cedarwood Grove Reserve
- ◆ 2 Bedrooms
- ◆ 1 Bathroom
- ◆ Built in robes in both bedrooms
- ◆ Single Carport with roller door
- ◆ Additional car parking space alongside Carport
- ◆ Private rear yard
- ◆ Front tubular fence with pedestrian gate
- ◆ Linen cupboard
- ◆ Stainless steel kitchen appliances
- ◆ Soft close hinges to kitchen cupboards and drawers
- ◆ 2.7m (9ft) ceilings
- ◆ Split system air conditioning to Family Room
- ◆ Colorbond fencing between neighbours
- ◆ Paved area in back yard
- ◆ Laminate flooring to entry, living, kitchen & dining
- ◆ Carpet to bedrooms
- ◆ Landscaping to common areas with irrigation
- ◆ 1,000 litre water tank, plumbed to the toilet
- ◆ Vented skylight to Bedroom 2
- ◆ Digital ready heavy duty VHF/UHF antenna
- ◆ Light fittings
- ◆ Gas instantaneous hot water service
- ◆ Ceiling insulation R4.0 & external walls to living area R2.0