







SUBSTANTIAL RESIDENCE ON 1420SQMS, A WHISTLE AWAY FROM HAHNDORF'S CENTRE.

This significantly sized home, of 4 bedrooms, 2.5 bathrooms & 3 living areas, sited on over 1/3 acre is a property to get excited about!

With a captivating street presence, this 2 storey, 'David Knight' built home with double garage is bold, beautiful and welcomes you via a graceful garden across a lush lawn. All tucked away on a no thru road, yet just metres to all of Hahndorf's conveniences, schools and churches.

Inside, the immediate impact is the rear garden views looking straight back at you. Oh this is just lovely.

The kitchen with bright Silestone benches, hidden storage solutions and AEG appliances is more than enough to please the fussiest of food creators. Additionally, a very practical lower bench is perfect for casual meals or a homework station (no stools either; the comfort of a chair) or the perfect place to present a smorgasbord of delights when entertaining.

The master bedroom occupies a large portion of the lower level, with en-suite (&spa) and walk in robe.

4 3 4 1,420m2

Price	SOLD for $1,200,000
Property Type	Residential
Property ID	26
Land Area	1,420 m2
Floor Area	250 m2

AGENT DETAILS

Nina Bidgood - 0419 201 600

OFFICE DETAILS

Hahndorf Real Estate
0419 201 600

HAHNDORF REAL ESTATE

A huge formal living / dining offers more than enough room for the most ambitious of furniture collectors, or, now the kids can have those big space demanding toys without them taking over the home. Shut the doors and it's all away.

The casual living room with Masport combustion heater is again, large and can handle any lounge setting configuration. An additional dining table could easily join this room.

This is a home that is so readily adaptable to just about every need.

Upstairs you'll find 3 bedrooms, the third living room that has vast views of treetops through the bay windows.

Storage is plentiful throughout, there's ceiling fans and dimmable lights in every bedroom and the upstairs living room, and two R/C split systems offer heating and cooling when required.

Outside, 56sqms under pitched roof ensures the option for all year outdoor dining, and the next question is, which night will become 'pizza night' every week? This oven is a beauty!

Within the fully fenced rear yard, it feels like a secret garden, crossing the timber bridge over the Iris laden Winter creek, meander around rose and bulb blossoming paths, under trees of Oak, Elm and Ash, pick some fruits of raspberries, plum, pear, nectarine, lemon, fig or mulberry, all to open up to a mini oval. Let the footy's fly and the cricket bats swing. Pets, trampolines, or simply lawn, you can make it as you wish - you have the room, which is such a privilege and hard to find these days.

A garden shed to keep the garden tools organised and an approx. 13tonne capacity timber shed, all you need now is to plant out the veggie gardens.

This is a delightful property, a truly substantial offering. Inspection is a must.

Best offer by 5pm 2nd February 2022 "Unless Sold Prior".

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