

1 Apalka Place, Rostrevor, SA 5073

HARRIS

Sold House

Tuesday, 6 February 2024

1 Apalka Place, Rostrevor, SA 5073

Bedrooms: 4

Bathrooms: 2

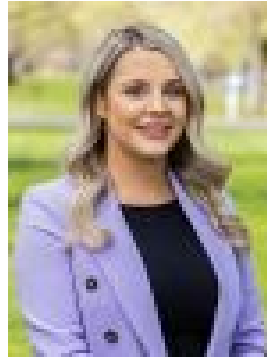
Parkings: 2

Area: 591 m2

Type: House



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\$975,000

Nestled in the heart of the picturesque suburb of Rostrevor, 1 Apalka Place is a charming residence that seamlessly combines classic elegance with modern comfort. This delightful property, built in 1970, boasts a coveted corner allotment of 591sqm (approx.), providing a sense of space and privacy. Featuring 4 bedrooms and two bathrooms, this home is a haven for families seeking a perfect blend of functionality and style. The unique design invites you to explore its character, with a special highlight being the spiral staircase leading to the final bedroom – an ideal sanctuary for teenagers or accommodating guests. The property exudes warmth and sophistication, with a recently applied fresh coat of paint and new carpet throughout, ensuring a welcoming and contemporary atmosphere. The well-appointed double garage not only provides secure parking but also offers ample storage space for your convenience. As you approach the residence, a Merbau timber deck graces the front, providing an inviting space to relax and unwind. Equipped with electronic blinds, this area seamlessly combines indoor and outdoor living, allowing you to enjoy the greenery of the surroundings with ease. For the larger events with friends and family, head out the back to the recently added outdoor entertaining area featuring neutral colour tones, ceiling fans, downlights and SolarSpan roofing. The location of 1 Apalka Place is truly special, situated in a green, leafy area that characterizes the charm of Rostrevor. Families will appreciate the proximity to esteemed educational institutions, with zoning for Stradbroke Primary School and Norwood Morialta Secondary College. Rostrevor itself offers a perfect blend of tranquility and convenience, with great shops, schools, cafes, and restaurants all within easy reach. This is a suburb that caters to families of all sizes, providing a nurturing environment for both children and adults alike. Don't miss the opportunity to make 1 Apalka Place your family's new home. Embrace the comfort of modern living in a timeless setting, surrounded by the best that Rostrevor has to offer. More things we love:

- Generous 591sqm corner parcel
- Versatile floor plan
- Split system heating and cooling throughout including new system in 4th bedroom
- Enjoy sunsets on the recently added Merbau timber front deck with remote controlled electronic blinds
- Freshly painted
- Heated flooring in downstairs bathroom
- SMEG gas cooktop and electric oven, with LG dishwasher (recently replaced in 2021)
- New carpets and floating floorboards in the bedrooms, kitchen and dining area (2024)
- Large outdoor entertaining area perfect for all events featuring ceiling fans, SolarSpan roofing, downlights and hardwired remote controlled coloured lighting
- A range of great schooling close by including Stradbroke Primary, Morialta High School, St Ignatius College and Rostrevor College
- Close proximity to fantastic shops, parks, hotels, and restaurants including Newton Shopping Centre, Morialta Falls walking trails and playground, recently renovated Rez Hotel and Thordon Park.

Specifications: CT / 5296/748 Council / Campbelltown Zoning / GN Built / 1971 Land / 591m²(approx) Council Rates / \$2,307.50pa Emergency Services Levy / \$186.05pa SA Water / \$212.35pa Estimated rental assessment / \$720 to \$750 per week / Written rental assessment can be provided upon request

Nearby Schools / Stradbroke School, Thordon Park P.S, Athelstone School, East Torrens P.S, Paradise P.S, Morialta Secondary College

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