

1 Finchley Street, Clovelly Park, SA 5042

HARRIS

House For Sale

Thursday, 16 November 2023

1 Finchley Street, Clovelly Park, SA 5042

Bedrooms: 4

Bathrooms: 1

Parkings: 2

Area: 900 m2

Type: House



Naomi Perrett
0488540920



Jarred Stamoulis
0430160663

\$895k

Set upon a prized 900sqm parcel of Clovelly Park, this four-bedroom family home imparts a wonderful sense of serene space and remodelled convenience to its in-demand location between city and sea. Solid-brick appeal features across the wide and pristine street frontage, granting double garaging and further off-street parking for family vehicles within the driveway. Flowing upon easy-care floating floors, the footprint begins with a three-bedroom wing, each boasting a built-in robe, ceiling fan and central access to a modern floor-to-ceiling tiled bathroom with separate bath and toilet. From here, the kitchen forges the heart of the home, appointed with gas cooktop and Omega dishwasher whilst simultaneously drawing everyone together for a home cooked meal. Dual living zones ensure family functionality is never compromised, along with a versatile fourth bedroom also fitted with built-in robes and ceiling fan. Extending from an interior that's all about family comfort, the rear yard is sure to be a go-to for year-round leisure. From hosting milestone celebrations under the pergola to shooting hoops and taking summer dips in the solar heated swimming pool – there is certain to be some special memories made out here. Promising to reduce those ever-rising energy bills, the 24-panel solar system with SMA Sunnyboy inverter is practically worth its weight in gold. Located an easy 5-minute drive from the sands of Somerton Park, you'll love the central location between the coastline and CBD, whilst even closer to home you're conveniently spoilt with multiple options for your weekly grocery shop, quality schooling and leisure activities. There is so much to love about family life on Finchley... Even more to love:

- 900sqm sub-dividable allotment (STCC)
- 19.81m street frontage
- Solar heated, salt-water chlorinated swimming pool
- Roller shutters to all four bedrooms
- Ducted R/C air conditioning
- Gas heating
- Ample undercover entertaining
- Powered shedding
- Hardwired internet cabling to 2x bedrooms
- Short stroll to both bus stop & train station
- Zoned for Hamilton Secondary College
- Proximity to Clovelly Park Primary, St. Bernadette's, Westminster & Sacred Heart College
- Moments to Coles Park Holme, Castle Plaza, Marion Outdoor Pool, Westfield Marion, Flinders University & Hospital

Specifications: CT / 5715/814 Council / Marion Zoning / General Neighbourhood
Built / 1959 Land / 900m² Frontage / 19.81m Council Rates / \$2,090pa Emergency Services Levy / \$160pa SA Water / \$195.47pq Estimated rental assessment: \$670 - \$700 p/w (Written rental assessment can be provided upon request) Nearby Schools / Clovelly Park P.S, Ascot Park P.S, Edwardstown P.S, Marion P.S, Hamilton Secondary College, Springbank Secondary College, Mitcham Girls H.S
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