

1 Glen Street, Seacombe Heights, SA 5047

**NOAKES
NICKOLAS**

Sold House

Wednesday, 4 October 2023

1 Glen Street, Seacombe Heights, SA 5047

Bedrooms: 3

Bathrooms: 1

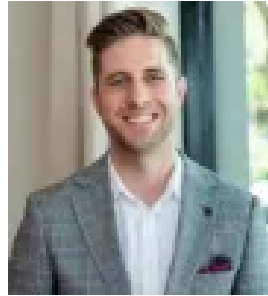
Parkings: 1

Area: 584 m2

Type: House



Matt Brook
0881663989



Callan Eames
0881663989

\$840,000

Best Offers by Monday the 25th of September by 3PM (Unless Sold Prior). What do you get when you combine a mid-century modern home situated on a south-facing 584sqm coastal parcel with a top-to-toe Palm Springs-inspired renovation? The result is the sunny vibe that emanates from 1 Glen Street, and we think it's something pretty special... Just a few footsteps from Seaview High School and the bus stop of Seacombe Road, you will find the endearingly refreshed frontage of crisp whites and breeze blocks sitting behind an expanse of lush kikuyu lawn and native garden bed. Ample off-street parking can be found within the driveway, under and open carport and securely behind a roller door, connecting directly to the rear yard. Arriving at a slate-tiled entry with light-filled living upon original pine floorboards to the left, you'll be impressed by the spacious proportions that the open layout creates. A panelled nib wall cleverly conceals an eat-in dining bench on the opposing side of the entry, skylit and sharing space with a sympathetically revamped kitchen boasting electric hot plate, wall ovens, double sink, filtered water tap, Bosch dishwasher and ample benchtops. Flanking the right of the footprint, three bedrooms each feature built-in robes and beachy accents, central to a beautifully remodelled bathroom elevated by floor-to-ceiling tiling, stone-topped wall hung vanity, niche ledge, brushed nickel fittings, frameless shower with rain head and semi-freestanding bath. Too good to replace archives of the mid-century era feature affectionately throughout the home with amber glass, an exposed original brick wall and the timber accented cabinetry of the kitchen – all perfectly complimenting the modern renovation. Continuing the laidback seaside aesthetic, the north-facing backyard is an outdoor oasis all about relaxation for the adults and recreation for kids and pets, featuring an epic undercover deck that overlooks a sand pit and plenty of grass for play time. Tucked quaintly in the corner, a blue door opens to a powered shed ripe for conversion into a home office, studio, retreat or gym. Just five minutes to the sands of Seacliff and shopping amenities of Westfield Marion, be sure to choose an impeccably remodelled home bringing the best of the solid 60's and the contemporary coast to you own family oasis. Even more to love:

- North-facing rear
- Ample off-street parking
- Stone benchtops to bathroom & laundry
- Floating entertainment unit & shelving to lounge
- Built-in bedsides to master
- 6.6kW solar system
- Ducted R/C air conditioning
- Freshly painted inside & out
- Recently replumbed
- Bus stop practically on your doorstep
- 400m from popular Seaview High School (zoned)
- Footsteps from Darlington Primary, Kindergarten & Stella Maris Parish School
- Short drive to Glenelg, SA Aquatic Centre, Flinders University & Hospital

Land Size: 584sqm
Frontage: 21.33m
Year Built: 1966
Title: Torrens
Council: City of Marion
Council Rates: \$1,773.20
PASA Water: \$300
PQES Levy: \$149
PA
Disclaimer: all information provided has been obtained from sources we believe to be accurate, however, we cannot guarantee the information is accurate and we accept no liability for any errors or omissions. If this property is to be sold via auction the Vendors Statement may be inspected at Level 1, 67 Anzac Highway, Ashford for 3 consecutive business days and at the property for 30 minutes prior to the auction commencing. RLA 315571.