

# 1 Hamilton Avenue, Port Lincoln, SA 5606



## Sold House

Friday, 23 February 2024

1 Hamilton Avenue, Port Lincoln, SA 5606

Bedrooms: 5

Bathrooms: 3

Parkings: 5

Area: 1034 m2

Type: House



Georgie Kemp

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## Contact agent

With a highly motivated seller at the helm, this property presents a rare opportunity for discerning buyers. All offers will be considered. Nestled in the heart of Port Lincoln, 1 Hamilton Avenue presents an exquisite blend of history, charm, and modern comforts. Featuring a beautiful 3 bedroom, 1 bathroom character home and a self contained income producing 2 bedroom, 2 bathroom flat. This meticulously maintained property boasts three bedrooms and one bathroom. High ceilings, timber floors and ornate details offer a nod to its heritage, while ample natural light cascades through the home, highlighting the modern kitchen and the tastefully updated bathroom. Split system air conditioning, slow combustion heater and ceiling fans make for year round temperature control. The home's layout is designed to blend functionality with aesthetic appeal, ensuring every space is both inviting and practical. Step outside to discover a pergola covered in lush vines, providing a picturesque setting for relaxation or entertainment. The stunning landscaped gardens encapsulate the essence of the property, creating a personal oasis that invites you to unwind and admire the meticulous attention to detail evident in every corner of the outdoor spaces. Lets not forget the array of beautiful flowers and fruit trees scattered around the gardens. Adding to the property's appeal is a self-contained flat, boasting a flexible floor plan that can accommodate two bedrooms and two bathrooms. This additional living space is complete with a modern, updated kitchen and bathrooms, offering ideal accommodation to generate extra income or serving as a secluded retreat for teenagers. Its own carport and separate access ensure privacy and convenience. The property's corner position with dual access enhances its appeal, providing easy entry to both the main residence and the flat. There is a spacious four car carport alongside the home and the property is securely fenced. Practical features such as rainwater tanks underscore the home's blend of functionality and sustainability, while the shed offers additional space for your storage needs. Whether you're basking in the serenity of the gardens, enjoying the charm of the stunning home, or leveraging the flexibility of the self-contained flat, this property presents a unique chance to own a piece of Port Lincoln's history with all the conveniences of modern living.