

10 Linda Drive, Athelstone, SA 5076

HARRIS

Sold House

Wednesday, 6 September 2023

10 Linda Drive, Athelstone, SA 5076

Bedrooms: 3

Bathrooms: 1

Parkings: 2

Area: 602 m2

Type: House



Matt Lange
0466636119



Angus Massie
0459491385

\$839,000

Offering an abundance of all-season entertaining spaces, both throughout its light-filled interior and across some 97m² of outdoor verandahs and a soaring pergola, this three-bedroom brick home also boasts a leisure-lovers location handy to leafy parks, tranquil nature trails, sporting fields, and quality playgrounds. Equipped with the all-season comfort of ducted AC, this home's functional floorplan provides equally for the times you want to gather as a family as when you seek respite, with multiple living areas all idyllically distanced from the sleeping quarters. As well as a dedicated rumpus converted from the original double garage, a carpeted lounge off the main entry enjoys bay window views to a lovely landscaped front garden and flows seamlessly into a study that, in turn, opens into a tiled open-plan family living and dining room. Overlooking this space through an archway is a stellar kitchen with subway tile splashback, wall-mounted electric oven, gas cooker, dishwasher, and ornate handles and moulding work on its gorgeous cabinetry. From the family living area, French Doors extend onto a timber-floored verandah, the first of several outdoor entertaining areas. A short timber ramp leads down to an attractively paved alfresco dining area with a show-stopping stainless BBQ station at one end and twin combined fan/light fittings hanging from a soaring gabled roof. This excellent party space and the timber deck embrace a neat patch of turf with easy-care raised garden beds. The paving extends around the house, past a handy storage shed, to a discreet clothes-drying area and into the rumpus room – which has a second entry off the double carport out front. Back inside, a family bathroom with full height tiling, shower, WC and a striking glass-topped vanity is positioned centrally to 3 hybrid timber-floored bedrooms, the larger master sporting chic white plantation shutters, an expansive built-in robe and a decorative ceiling rose. Elsewhere, the laundry room will be a delightful discovery with its generous bench space, linen press and adjacent guest WC. Only 11km to the centre of town and close to a range of quality shopping centres, local primary and secondary schools, national parks, and playgrounds, this is a gem of a home that promises an exciting new chapter of memory-making for one very lucky family. Features you'll love:- Entertain in a different zone each day with a formal carpeted lounge, tiled family living/dining room, separate rumpus, timber-floored rear verandah, and paved alfresco dining area with fan, lighting and a superb BBQ station- Gorgeous kitchen with archway views over meals/living area, moulded cabinetry, gas cooker, wall-mounted oven, subway tile splashbacks- A bonus light-filled carpeted study off the lounge room- Three bedrooms with stylish hybrid timber floors, the larger master with a big built-in-robe - Ducted AC throughout plus a bonus wall-mounted AC in the family living area- Stylish plantation shutters in the study, master bed and across bay windows in the lounge- Separate laundry with top storage, a double carport and a large storage shed with roller door- Multi-zoned alfresco entertaining areas comprise a timber-floored verandah accessed through French Doors off the living area, a gable-roofed dining area with superb BBQ set-up, and a side verandah- Lush lawns front and back with neat, raised garden beds and decorative privacy screens- Keep active with a 3-minute walk to Campbelltown City Soccer & Social Club, 6 to playgrounds at Padulesi Park, or 14 to explore Black Hill Conservation Park or Thorndon Park Reserve- Easy 5-minute walk to Thorndon Park Primary School or a fast 5 drive to nearby Charles Campbell College- Only 550m to Newton Village for everyday essentials or a 4-minute drive in either direction to Athelstone Shopping Centre and Newton Central for specialty stores, eateries, and more Specifications: CT / 5470/507 Council / Campbelltown Zoning / GN Built / 1983 Land / 602m² Frontage / 19.51m Council Rates / \$1591.35 (approx) Emergency Services Levy / \$155.30pa (approx) SA Water / \$189.33pq (approx) Estimated rental assessment: \$630 - \$660 p/w (Written rental assessment can be provided upon request) Nearby Schools / Thorndon Park P.S, Paradise P.S, Athelstone School, Charles Campbell College Disclaimer: All information provided has been obtained from sources we believe to be accurate, however, we cannot guarantee the information is accurate & we accept no liability for any errors or omissions (including but not limited to a property's land size, floor plans & size, building age & condition). Interested parties should make their own enquiries & obtain their own legal & financial advice. Should this property be scheduled for auction, the Vendor's Statement may be inspected at any Harris Real Estate office for 3 consecutive business days immediately preceding the auction & at the auction for 30 minutes before it start