

10A Chad Street, Rosewater, SA 5013



Sold House

Wednesday, 10 January 2024

10A Chad Street, Rosewater, SA 5013

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 306 m2

Type: House



Nazz Mina
0882928300



Wayne Tuong
0882928300

\$716,000

Perfectly positioned between the city and sea, the beautiful classic and timeless architecture of this immaculately presented 2018 built Torrens Titled Federation style home, transcends the ages with its iconic design. Characterised by its warm and inviting red brick exterior, the picture-perfect framed windows and veranda timberwork beautifully mix with contemporary interior elements designed for modern living. 10a Chad Street, Rosewater is packed full of surprises you will fall in love with! Only 15 minutes to the city and five minutes to the beach, Rosewater is equal parts quirky and historic, with everything you need at your fingertips for a great work/life balance. Nestled amongst a mixture of beautiful old buildings and character homes, Rosewater is highly sought after by the astute home buyer and investor. Featuring 3 bedrooms, 2 bathrooms and 2 living areas, this wonderful property showcases exceptional living for families, professionals, downsizers and retirees or those looking for the ideal studio or office space to work from home. Upon arrival, step behind the welcoming facade into a warm and inviting light filled residence, with beautiful neutral tones. Perfectly positioned on a low maintenance block, the smart use of space and easy to maintain lifestyle kicks off with a welcoming federation style facade and free-flowing footprint that seamlessly transitions from a Welcoming formal entry to a large open plan kitchen/family/dining area for more casual living, to a wonderful rear alfresco area set amongst established gardens for those who love to entertain. The timeless and elegant natural timber flooring in the hallway sets the tone for the entire home, infusing warmth, character, flow and harmony. Enter to traditional formal living at the front of the property. This multi-purpose room is also ideal as a home office with convenient direct access to the secure garage under the main roof of the property. The spacious carpeted master suite, with walk-in robe and generous ensuite is conveniently located at the front of the property, providing a highly desired private space to unwind away from the main living areas. Showcasing the ideal balance between space, functionality and design, the two other carpeted bedrooms, both with built in robes, are serviced by the well-appointed second bathroom with separate shower. The heart of this home is the open-plan kitchen, dining and living area. A chef-inspired kitchen with walk in pantry, sleek cabinetry and contemporary down lighting, double sink, stainless steel appliances and fittings, makes whipping up meals for friends and family a delight. Packed with ample under bench storage, workspace ready benchtops are decluttered for relaxed entertaining. Bring on unrivalled outdoor alfresco dining under the covered outdoor entertaining area that is perfect for get togethers all year round! As the grill master whips up deliciously charred meals, you'll be spending less time in the kitchen and soaking up more of those balmy summer evenings outdoors. What we love: • Modern Federation home on low maintenance block! • Beautifully composed contemporary, light filled open plan seamless living with timber flooring • Neutral tones throughout, providing the perfect base for stylish living • Spacious main carpeted bedroom with walk in robe and ensuite • Bedrooms 2 and 3 carpeted with built in robes • Formal lounge/study with direct access to garage under main roof • Main bathroom with separate bath and shower • Contemporary kitchen featuring walk in pantry, double sink, stainless steel appliances and ample cupboard and bench space • Reverse cycle ducted air conditioning for year-round comfort • 6.6KW solar system with 19 solar panels • Modern window fittings • Linen cupboard • Separate laundry • Easy care established gardens with rainwater tank • Rear undercover paved alfresco entertaining area • Secure garage with direct access to rear yard • Secure off-street carparking for 2 vehicles • Short commute to city and beach • Nothing to do, just move in! Auction: Saturday, 27th January 2024 at 9:30am (unless sold prior) Any offers submitted prior to the auction will still be under auction conditions. It is the purchaser's responsibility to seek their own legal advice and a Form 3 Cooling-Off Waiver. PLEASE NOTE: This property is being auctioned with no price in line with current real estate legislation. Should you be interested, we can provide you with a printout of recent local sales to help you in your value research. The vendor's statement may be inspected at 742 Anzac Highway, Glenelg, SA 5045 for 3 consecutive business days immediately preceding the auction; and at the auction for 30 minutes before it commences.