

11 Limpsfield Avenue, Hawthorndene, SA 5051

HARRIS

Sold House

Thursday, 11 April 2024

11 Limpsfield Avenue, Hawthorndene, SA 5051

Bedrooms: 4

Bathrooms: 2

Parkings: 1

Area: 1031 m2

Type: House



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\$1,050,000

Welcome to 11 Limpsfield Avenue, Hawthorndene – where tranquillity meets elegance in this captivating family abode. Nestled in a serene neighbourhood, this property offers not only a delightful street facade but also a wealth of features designed to enhance your lifestyle. Upon entering, you'll be greeted by an abundance of natural light streaming in through the skylights, illuminating the inviting formal dining and lounge area. High ceilings and a cosy fireplace create a warm and inviting ambiance, perfect for intimate gatherings or quiet evenings with loved ones. The floating timber floors add a touch of sophistication throughout the space. The heart of the home lies in the well-appointed kitchen, featuring a central island bench doubling as a breakfast bar, electric cooktop, pantry and additional skylights that infuse the space with a sense of airiness. Adjacent is the spacious living and dining area, complete with a split system and gas fireplace, offering breathtaking views of the lush backyard. With ample storage space including linen cupboards and built-in wardrobes in bedrooms 1, 2, and 3, organization becomes effortless. The main bedroom is adjacent to the main bathroom. The second bathroom is conveniently located to the other bedrooms and serves the needs of the household with ease. Step outside to discover your own private retreat, featuring three sheds, a single carport, and a sprawling flat grass area perfect for outdoor activities and entertaining. Immerse yourself in nature's bounty with a variety of fruit trees including lime, orange, grapefruit, apricot, plum, peach, apple, fig, and quince, along with a fragrant herb garden. This property offers not just a home, but a lifestyle – where every detail has been meticulously crafted to ensure comfort, convenience, and serenity. Don't miss your chance to make 11 Limpsfield Avenue your forever home. Specifications: CT / 5486/241 Council / Mitcham Zoning / HN Built / 1984 Land / 1031 m² approx. Frontage / 22.57 m Council Rates / \$1,784.20 pa Emergency Services Levy / \$365.70 pa SA Water / \$193.93 pq Estimated rental assessment: \$670 - \$700 p/w (Written rental assessment can be provided upon request) Nearby Schools / Hawthorndene P.S, Belair P.S, Blackwood P.S, Eden Hills P.S, Blackwood H.S, Mitcham Girls H.S, Springbank Secondary College, Urrbrae Agricultural H.S 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 (including but not limited to a property's land size, floor plans and size, building age and condition). Interested parties should make their own enquiries and obtain their own legal and 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 and at the auction for 30 minutes before it starts. RLA | 226409