

11 Parr Street, Nairne, SA 5252

ADCOCK

House For Sale

Wednesday, 22 November 2023

11 Parr Street, Nairne, SA 5252

Bedrooms: 4

Bathrooms: 1

Parkings: 2

Area: 800 m2

Type: House



Jake Adcock
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Andrew Adcock
0418816874

\$640,000 - \$690,000

If looks could thrill the first-time or forever-after buyer with an updated and ready-to-thrive family entertainer, then maybe it's time to look this way...From its street appeal and functional floorplan, this 2000 built pearler hosts a gabled all-weather deck, detached studio, and double garaging with rear yard vehicle access, all on a flourishing 800sqm corner block. The home takes to its entire light-filled layout with a refined stretch of hybrid flooring and timeless neutrals - from the newly carpeted nestling of garden-view grabbing bedrooms to the cook's zone issuing a gas cooktop, electric oven, dishwasher, and open plan connection to dining and family living; also catching winter warmth from the combustion fire. The updated bathroom, separate toilet and adjacent laundry offer a refreshing mix of powder whites and on trend greys, lifting luxe to new Nairne levels. But where lifestyle is really brought home, is across the decked and gabled expanse, shielded by established hedging, and edged by a roll of lawn and weekend fire-pits the kids will love. Gather your closest - regardless of how many - with plenty of alfresco relaxation at play; you will be hosting summer BBQs off the family room as escape time calls on that rear studio. Teen ready, the 2-roomed studio has split system air-con, and more chic, than you'd expect. There is no fine print; this home is up to task - stunning front gardens, ducted reverse cycle air conditioning, ceiling fans, secure double garaging with valuable backyard access, and extra vehicle parking to the front - small car, boat, or trailer - you're welcome. The value it holds, the life you'll lead, in the historic Hills town they're lining up for ... join the queue! As this popular town asserts itself as the go-to for school proximity, country life and cellar doors, take your slice of it in the best possible way - in upmarket chic. You'll love: Updated 2000-built family home on 800sqm allotment All-weather entertaining with lush garden views Ducted reverse cycle air-conditioning and slow combustion fire. Ceiling fans and new carpets to bedrooms Master bedroom with WIR and access to bathroom Bedrooms 2&3 with robes 2-roomed studio with r/c s/s and hybrid floors Electric hot water NBN connected. Bus stops nearby. Walking distance to Nairne Primary School 10 minutes to Mount Barker Easy Bald Hills Road freeway access

Property Information: Title Reference: 5713/500 Zoning: Neighbourhood Year Built: 2000 Council Rates: \$2,726.38 per annum Water Rates: \$74.20 per quarter *Estimated rental assessment: \$TBA per week (written rental assessment can be provided upon request) Adcock Real Estate - RLA66526 Jake Adcock 0432 988 464 Andrew Adcock 0418 816 874 Nikki Seppelt 0437 658 067 *Whilst every endeavour has been made to verify the correct details in this marketing neither the agent, vendor or contracted illustrator take any responsibility for any omission, wrongful inclusion, misdescription or typographical error in this marketing material. Accordingly, all interested parties should make their own enquiries to verify the information provided. The floor plan included in this marketing material is for illustration purposes only, all measurement are approximate and is intended as an artistic impression only. Any fixtures shown may not necessarily be included in the sale contract and it is essential that any queries are directed to the agent. Any information that is intended to be relied upon should be independently verified. Property Managers have provided a written rental assessment based on images, floor plan and information provided by the Agent/Vendor - an accurate rental appraisal figure will require a property viewing.