

# 11 Tam O'Shanter Pl, McCracken, SA 5211

NEWTON  
&CO

## House For Sale

Thursday, 18 January 2024

11 Tam O'Shanter Pl, McCracken, SA 5211

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Area: 683 m2**

**Type: House**



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## Price Guide \$700,000 - \$750,000

Beautifully spacious and spilling with modern contemporary magic, this Virgin Homes built property is a sweeping family-friendly delight packed with feature. Nestled in one of the most exclusive pockets of McCracken with unobstructed views across the golf course to the Country Club, and where the kids can feed lake-loving ducks right from the backyard, 11 Tam O'Shanter promises pure lifestyle bliss. Wonderfully designed, enjoy multiple living and dining spaces, light-filled open-plan entertaining headlined by a sweeping foodie's kitchen with all the room for helping hands and conversation while you cook, along with a lovely all-weather alfresco inviting picture-perfect sunny lunches and vino-inspired twilight evenings with friends. Such effortless form and function continues right through to the sweeping 3-bedroom footprint where a 2-way main bathroom with sumptuous spa bath, separate WC and full second bathroom/laundry combination add exceptional family convenience. Timeless charm and a raft of extras too long to list, savour unmatched South Coast serenity where your whisper-quiet and scenic surrounds meet all the appeal of this iconic region. From the soft sands of Hayborough Beach a 1.5km stroll from your front door, Coles and ALDI around the corner for easy access to all your daily essentials, and a hop and a skip to both the bustling Victor or quaint Port Elliot for all the summer season seaside fun you could ask.

**KEY FEATURES** - Beautifully light-filled open-plan entertaining living, dining and spacious contemporary capturing scenic views across the McCracken Golf Club - Spacious foodie's zone with sweeping bench top space ready to socialise and serve, abundant cabinetry, sleek electric cook top and dishwasher - Semi formal living and dining options for more great space to host friends or unwind with family - Generous master bedroom featuring WIR and ensuite access to the lovely main bathroom with separate shower and soul-soothing spa bath - 2 additional ample-sized bedrooms, both with BIRs - Family-friendly laundry with storage and full second bathroom for everyday convenience - Ducted AC throughout for year-round comfort, ducted vacuum system for easy cleaning, toasty combustion heater in the main living, ambient LED downlighting and 10x panel solar system - Charming undercover outdoor entertaining area with pitched pergola, as well as sunbathed backyard with lush lawn - Oversized double garage for great storage options, and manicured frontage with feature tree and flowering gardens

**LOCATION** - Perfectly positioned in this residents' only enclave overlooking green fairways and duck-friendly lake - Moments to Hayborough Beach for a great summer lifestyle - Around the corner from your local Coles and ALDI, and only 5-minutes to the thriving Victor Harbor for all your café, restaurant and entertainment needs

**SPECIFICATIONS** SPECIFICATIONSCT - 5185 | 782Land Size - 683 sqmBuilt In - 1995Council - Victor Harbor

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. Property Code: 169