

**12 Lochiel Avenue, Campbelltown, SA, 5074**

**Sold House**

Tuesday, 18 April 2023



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**Bedrooms: 3**

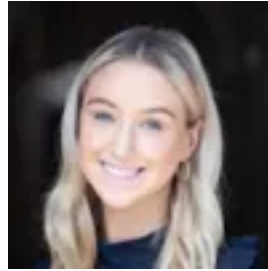
**Bathrooms: 3**

**Parkings: 3**

**Type: House**



Jackie Bayly  
0870718000



Casey Grigg

## Architecturally designed home with striking views

Welcome to the opportunity we guarantee you do not want to miss

Architecturally designed and built in 1980, this is the first time on the market for this well-loved family home. Take this opportunity and thrive to create a new family home for you to enjoy for generations

One owner, solid brick, brick on flat. I hear you say "they don't build homes like this anymore" Some really good solid bones here, but let's get into the heart of the home and have a look inside.

You may want to take a moment to stand on the front balcony and just enjoy the peace and serenity. You may also spot a frequent koala that visits the gorgeous gum tree.

Enter through a wide entrance with storage space just off the hall way. The spacious living room consists of a bar, you will understand why when you head downstairs, just wait to be blown away if you are a sucker for a nice wine.

The master bedroom is located at the front of the home, spacious with a generous amount of light shining through.

The chance to really make this your own is so evident. The structure is there, get creative with the cosmetic renovations.

A spacious laundry with another toilet and access to the outdoor entertaining area is well thought out when you are entertaining guests.

As you enter into the kitchen look at all the potential this space has. With an open mind you can achieve anything. The quality kitchen appliances, a Westinghouse oven and cooktop and a large walk in pantry with ample shelves, it has what you need.

Your jaw will hit the floor, look at the views from the outdoor entertaining area. Imagine all the parties you could host here or just enjoy a relaxing night sitting outside.

This backyard has such useable space with so much land to create your masterpiece.

As you head down stairs to the double garage you will notice there is a kitchen and bathroom/laundry, along with a wine cellar, perhaps you may wish to create another self-contained living area downstairs.

You don't want to let this one slip, you could have your dream home in this well sought after suburb.

So close to the gorgeous linear park, moments from the city and you are surrounded with great schools and local shops. The location couldn't get much better than this.

More you'll love about this home:

Bedrooms 2 & 3 generously sized

Roller shutters

Freshly painted

Large block with potential to create your masterpiece

Beautiful views and outlooks

Renovation friendly

Ducted R/c A/c and split system

4Kw - Solar panels

Zoned to East Marden Primary School and Charles Campbell College. Nearby Paradise Kindergarten

#### Specifications

CT I 5816/863

Council I Campbelltown

Built I 1980

Land I 961sqm

Council Rates I \$486pq

SA Water I \$192.17pq supply + usage

ESL I \$159.55pa

Easement I No

Encumbrance I No

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