

**12 Riviera Road, Sellicks Beach, SA 5174**



**House For Sale**

Thursday, 16 November 2023

12 Riviera Road, Sellicks Beach, SA 5174

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 3**

**Area: 696 m2**

**Type: House**



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**\$880k - \$920k**

Situated in the picturesque coastal suburb of Sellicks Beach, 12 Riviera Road extends an invitation to immerse yourself in the quintessential beachside living experience, offering breathtaking ocean views. Built in 2014 by Sarah Homes, this well designed property boasts a versatile floorplan with the added bonus of 2.7M ceilings. The lower-level consists of a large living area overlooking a fenced private garden and a spacious deck designed for entertaining. Three welcoming bedrooms, all of which offer tranquil garden views, a full bathroom, laundry and under stair store room completes this level. Heading upstairs unveils the central hub of the home. Here you will enjoy an open-plan kitchen with ample counter space, and cabinetry, making it easy to cook up a storm. An Ultra Stream water filter provides access for pure drinking /cooking water. The dining area, lounge and guest powder room, make casual living and entertaining a pleasure. Also, occupying the upper level is the large master bedroom featuring a built-in robe, and a spacious ensuite. Each area on the upper level is highlighted with large picture windows and sliding glass doors opening onto a relaxing deck with stunning ocean views. This well-designed arrangement brings together functionality and comfort, creating a harmonious retreat within your home. The exterior of the property maintains its impressive appeal, showcasing a lush garden and expansive lawn area, elevated vegetable gardens, espaliered citrus trees and a pleached Kalamata olive tree all producing abundant fruit. The tree lined, drive-thru access enhances the practicality of the 3 car garage supporting 5KW of solar panels plus ample space for a caravan or boat all monitored by security cameras. Perfectly situated just a few minute's walk to the golden sands of Sellicks Beach, and a short drive to South Australia's premier wine region of McClaren Vale with excellent restaurants, shops, and much more it's easy to see why this home will be snapped up fast. Be sure to place your offer today. Disclaimer: All floor plans, photos and text are for illustration purposes only and are not intended to be part of any contract. All measurements are approximate and details intended to be relied upon should be independently verified. RLA 222182 Magain Real Estate: Seaford