

13 Redgum Drive, Belair, SA 5052



Sold House

Friday, 3 November 2023

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Bedrooms: 4

Bathrooms: 3

Parkings: 6

Type: House



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\$1,265,000

Joe Marriott and the team at Ray White Unley and Colonel Light Gardens are proud to present this charming family home nestled within tranquillity and privacy. Showcasing a serene environment, complemented by lush views and the soothing sounds of nature's creatures. Perfectly set on a generous corner allotment of 1,260sqm (approx), step inside to discover an open-plan living, dining and kitchen room soaked in natural sunlight beaming through the windows surrounding. On the main level, discover two bedrooms with built-in wardrobes, one serving as an excellent guest room with an ensuite. A second bedroom has easy access to the sleek main bathroom with floor-to-ceiling tiles and a large built-in corner bath. A separate living room offers the ultimate teenage retreat, home theatre or a second space to entertain with family and friends offering year-round comfort with a split system air conditioner and outdoor access. The second level is a modern addition, where the heads of the household will immerse in the impressive master bedroom, where a large walk-in wardrobe has an excellent fit-out of storage and a luxe ensuite with a waterfall shower. A second bedroom provides a walk-in wardrobe; storage in this house will never be an issue! Venture outside to discover your private oasis, enjoy an early morning coffee or an afternoon wine on your private deck where chirping kookaburras and local koalas are regular visitors, and no doubt your friends and family will be too! The avid gardener will enjoy the raised vegetable gardens, while ample off-street parking offers room to store caravans, boats and trailers; this is the ultimate family home leaving little to do but savour it. A prized catch for those who value plenty of space to spread out in style, with in-built storage all throughout the property as well as beneath the residence. This quiet neighbourhood enables a feeling of relaxation and pure zen when stepping foot through the doors, with the luxury of nature at your feet as soon as you step outside. Residing in the highly sought after location of Belair positions you away from the hustle and bustle, while still being conveniently situated close to shops, restaurants, schools and public transport and only 20 minutes to Adelaide CBD. In close proximity, you'll find esteemed educational options such as St Johns Grammer, Scotch College, Mercedes College and Belair Primary School. Plus, the Belair train station is just a brief 2-minute drive away. Nature enthusiasts will revel in the abundance of nearby walking trails, including those at Belair National Park and Windy Point, just minutes away. An ideal environment for children to thrive, offering a secure and peaceful atmosphere while providing easy access to all essential amenities! For those who wish to work from home or have some time away from the everyday rush, the office beside the home entered via a separate door will enable a private and confidential space. More reasons to love this home: - Torrens titled home on corner block - Built-in wardrobes and walk-in wardrobes - Ceiling fans in all bedrooms - Modern floating floors and carpet in bedrooms - Split system air conditioning units throughout - Recently cleaned carpets - Kitchen with quality Electrolux Appliances - Miele dishwasher and double sink - Large walk-in pantry with great storage - Gas cooktop and electric oven - Open plan living with combustion heater - Laundry with large built-in storage and outdoor access - Large home office with front yard access - Private deck with lush vistas - Three driveways with ample off-street parking - Large double garage with deck access - Room for caravan and boat storage - Under house storage and garden shed - Firewood storage and Smart Meter - Raised vegetable gardens and established trees - 350 m to the train station for easy access to CBD - Excellent 12x panel solar system, reducing energy bills Specifications: Title Type: Torrens Year Built: 1973 Council Rates \$2,573.30 p/a Emergency Services Levy: \$144.05 p/a Water & Sewer Rates: \$246.89 p/q (supply only) 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. If this property is to be sold via auction the Vendors Statement may be inspected at 80 Unley Road, Unley for 3 consecutive business days and at the property for 30 minutes prior to the auction commencing. RLA 276447.