

134 Edwards Road, Willunga, SA 5172



House For Sale

Wednesday, 27 March 2024

134 Edwards Road, Willunga, SA 5172

Bedrooms: 3

Bathrooms: 1

Parkings: 12

Area: 19 m2

Type: House



Denzil Cheesley
0422300718

\$1.78M - \$1.88M

A truly magnificent land holding of almost 50 acres, in the midst of beautiful wineries and just moments from the iconic townships of Willunga and McLaren Vale - 134 Edwards Road offers a rare and unique opportunity to secure such a significant and spectacular (& very usable!) acreage in highly sought-after surrounds, within Australia's premiere wine region. Having been in the same ownership for nearly half a century, and having been the home of various farming pursuits and immeasurable joy over the years, this reluctant sale offers the next lucky owner with a world of possibilities! The three bedroom home, whilst character-laden and very liveable, would benefit upgrades and provides the perfect opportunity for someone to create their own indelible stamp on it. With wonderful views from the front porch, as the property gently inclines towards the rear, so the views become increasingly spectacular, with wonderful outlooks across a patchwork of vineyards, all the way to the ocean. Temptation might also be to build a future dream home further back on the gentle hillsides (stcc), thus maximising the magical views, whilst retaining the original dwelling for holiday let - just one of a myriad of possibilities. With a frontage onto Edwards Road of approximately 222 meters, fanning out to a rear boundary of approximately 554m, the property includes a number of fenced paddocks, two seasonal dams, extensive 7-bay garage/workshop and more - lending itself to a whole range of farming and primary production avenues to be pursued (Equipment such as plough, scarifier, carryall, forklift, spreader, spraytank among items that are included in the sale). Such a fantastic property, peacefully situated just a few minutes from McLaren Vale & Willunga townships and only moments from an array of iconic wineries (Down the Rabbit Hole, Battle of Bosworth, Samson Tall, Bec Hardy Wines, Noon Winery, are all just moments from your door). Only 45 minutes from the CBD and less than 15 minutes from some of the state's most spectacular beaches, 134 Edwards Road promises a wonderful all-round lifestyle. For more information on the wonderful property contact Denzil Cheesley today on 0422 300 718 / denzil.cheesley@raywhite.com Disclaimer: Every care has been taken to verify the correctness of all details used in this advertisement. However, no warranty or representation is given or made as to the correctness of information supplied and neither the owners nor their agent can accept responsibility for errors or omissions. RLA: 327058