

135 Groths road, Springton, SA 5235



Sold Other

Friday, 25 August 2023

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Bedrooms: 4

Bathrooms: 2

Parkings: 6

Area: 50 m2

Type: Other



Leonie Simmons

\$1,340,000

Envision a life where livestock farming, equine adventures, and serenity converge. This property is a canvas for your rural dreams to come to life. This is the ultimate haven for livestock and equine enthusiasts situated close to Mount Pleasant and Springton. Nestled on expansive grounds, this property offers an array of features that cater to your rural lifestyle needs. Here's your chance to experience country living at its finest! Spread across the property's expanse are 12 well maintained paddocks, 6 classic post and rail fencing and versatile holding yards and dressage arena. Sheep yards are in place for efficient stock management and lead up to the gorgeous stone 3-stand shearing shed that includes indoor penning, a testament to its functional history. An extension has transformed part of the original stone shed into a convenient workshop, able to host most of the farm utes and trucks. There's more, with a secondary large workshop or shed and multiple spacious hay/machinery sheds. For the feathered and four-legged friends, numerous dog enclosures and chook sheds provide cosy and secure spaces. Cattle yards on adjacent property can provide a potential shared access agreement. Well-appointed spacious stables cater to your equine companions every need. Electric fencing throughout the majority of the property will keep your animals secure and safe from intruders. The property also features a dam designed for bore catchment, ensuring a sustainable water source. A chef's delight with this kitchen boasting a range of features, including a large double sink, a gas burner stove with a gas oven, a practical rangehood and abundant overhead cabinetry. The breakfast bar offers a casual dining option or fantastic food preparation space. Whilst the new lighting fixtures add the modern elegance. Modern open-plan living and dining area seamlessly connecting to the kitchen, provides a fantastic space for families to spend time together, or for entertaining family and friends. A large combustion heater becomes the heart of the room, providing warmth during colder months. Ceiling fans, new light fittings and privacy blinds exude elegance and comfort for the space. Large windows frame the picturesque property and its surroundings, inviting the outside in, providing scenic views to enjoy a nice glass (or two) of wine. Feel comfort and style in the master bedroom featuring an en-suite with all the amenities including a shower, sink, and toilet, along with a window for natural light and ventilation. A walk-in robe with inbuilt shelving ensures organized storage. The carpeted space adds warmth and comfort underfoot. Wake up to glorious views with the double glass doors and windows overlooking the property. With style comes versatility in the second bedroom or second study, boasting large corner windows with views of the property, ceiling fans and blinds for added privacy. The third spacious bedroom comes with built-in robes, large windows, privacy blinds, and wooden flooring. Whilst the fourth bedroom features wooden flooring and large windows encouraging natural lighting and airflow. A dedicated study with built-in cupboards and a window provide a great space for the at home working professional. A quirky library with inbuilt shelving, and large window, is perfect for the bookworm to enjoy some light reading, whilst still enjoying the views. The hallway hosts an eye-catching contrast colour palette, complete with down lights and hosts a deep linen closet. A luxuriously large bathroom offers a generous layout, including a separate bath and shower. Large single vanity with room for two sinks, should someone opt for this 'his and hers' functionality moving forward. The extra-large laundry includes a hanging clothesline, built-in cabinetry, a double sink tub, and a window overlooking the pool area and garage. Enjoy the warmer days with the expansive undercover pool area ideal for relaxation and recreation. The paved area offers a comfortable space for lounging. The pool fence ensures safety and security, with dual access points and the double doors provide direct access from the pool area to indoors. Coupled with the carport with close in areas with roller doors, outdoor entertainment space or car parking is in no shortage on this property. Things we love: • High ceilings with 2.7m height • Diverse livestock and equine property • Modern elegance touches in the large family home • Scenic views overlooking what the area has to offer • Versatility of this property is endless! Disclaimer: While every endeavour has been made to ensure the accuracy of the information supplied, neither the vendor nor our company accept any responsibility or liability for any omissions and/or errors. We advise that if you are intending to purchase this property, that you make every necessary independent enquiry, inspection and property searches. This brochure and floor plan, if supplied, are to be used as a guide only. RLA 263 081