

15 Fourth Road, Belair, SA 5052

HARRIS

Sold House

Thursday, 5 October 2023

15 Fourth Road, Belair, SA 5052

Bedrooms: 3

Bathrooms: 2

Parkings: 3

Area: 1814 m2

Type: House



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\$1,623,000

Step inside this charming Belair property at 15 Fourth Road, and you'll immediately feel the warmth and comfort it exudes, while the views will take your breath away at every turn. With proximity to the city and excellent schools nearby, it's a family dream come true. Inside, you'll find polished timber floorboards throughout, creating a cosy and inviting atmosphere. The open-plan kitchen dining and living area is the heart of the home, flooded with natural light from floor-to-ceiling windows. This is your sanctuary to relax and recharge at the end of the day. Imagine spending evenings by the fireplace taking in the beautiful views of the city lights, warm nights on the deck, or lunches under the vines. The 70's architecture gives this property a unique character, complete with raked ceilings, exposed brickwork, and timber walls and flooring that are hard to find these days. The architect designed upgrade combined the original features with modern and some repurposing including a stair banister out of a local oval point post – or is it a jousting stick? The timeless kitchen features an island with breakfast bar, gas cooking, sleek stone bench-tops and dishwasher. Step onto the deck to enjoy your morning coffee or host BBQs with friends while appreciating the scenic surroundings. The master bedroom suite is a peaceful retreat that offers a recently renovated ensuite, with bath and loo with a view and a large walk-in robe. Floor to ceiling windows in all bedrooms provide stunning views, making this home truly special. Practicality is key here, with a laundry that has a storeroom and outdoor access. Downstairs, features a family room that is great for teenagers and a perfect spot for relaxation. There's plenty of under-house storage and even a office/studio for your creative endeavours or home working. The 1814sqm block offers a spacious lawn area and for nature lovers and gardeners a thriving veggie garden, chicken coop, fruit trees and bush tucker plants. Eco features include double glazed windows, solar panels, and multiple water tanks. The established garden includes many native shrubs that are home to the birdlife and cool shading from grapevines and wisteria. Parking is a breeze with a triple carport, ensuring you and your guests always have a spot. Features you'll love: -Polished timber floorboards throughout -Floor to ceiling windows provide views over the established backyard and to the distant hills above Brownhill Creek -An abundance of fruit trees, garden beds and chook house in the fully fenced garden gives you a taste of being self sufficiently -Rainwater tanks with filter -Walking distance to St Johns Primary School -20 minute drive to the CBD -City lights in the distance at night -Eye level with the birds in the trees (bird count is 38 native species) and visiting koalas -Short walk to the Belair Train Station if need to get to the city -Belair National Park is also a short walk away with loads of trails for walking, running and riding, and many more reserves with trails nearby for dogs to get some off-lead runs in -Fruit Trees, Climbers & Shrubs include: Mulberry, Loquat, Avocado, Plum, Nectarine (yellow), Cherry, Apricot, Peach x 3 (Flat, O'Henry, other), Pear x 2 (Beurré Bosc, other), Apple x 2 (Granny Smith, other), Pomegranate, Grapes x 4 (Flame, Sultana, others), Figs x 2 (Black Genoa, other), Lemon, Lime, Mandarin, Guava x 3 (Strawberry, Yellow, Tahitian), Feijoa (a.k.a. Pineapple Guava), Inca berries x 3, Tamarillo x 2 (pink fruit) and Pepino This hills property seamlessly combines modern comfort and timeless charm, making it more than just a house it's your future home. Don't miss the chance to see it for yourself call us today and make it yours! CT / 5565/104 Council / Mitcham Zoning / Hills Neighbourhood Built / 1970 Land / 1814m2 Frontage / 28.96m Council Rates / \$1875.70pa ES Levy / \$173.95 SA Water / \$296.80pq Estimated rental assessment: \$770 - \$800 p/w (Written rental assessment can be provided upon request) Nearby Schools / Belair P.S, Hawthorndene P.S, Clapham P.S, Mitcham P.S, Blackwood P.S, Blackwood H.S, Mitcham Girls H.S, Urrbrae Agricultural H.S, Springbank Secondary College 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 (including but not limited to a property's land size, floor plans and size, building age and condition). Interested parties should make their own enquiries and obtain their own legal and financial advice. Should this property be scheduled for auction, the Vendor's Statement may be inspected at any Harris Real Estate office for 3 consecutive business days immediately preceding the auction and at the auction for 30 minutes before it starts. RLA | 226409