

15 Tabor Lane, Lobethal, SA 5241

ADCOCK

Sold House

Tuesday, 27 February 2024

15 Tabor Lane, Lobethal, SA 5241

Bedrooms: 3

Bathrooms: 1

Parkings: 5

Area: 1 m2

Type: House



Andrew Adcock
0418816874



Jake Adcock
0432988464

\$865,000

Cloaked in secret gardens, it whispers yesteryear; a 1960s home with twin paddocks, big views, big rig shedding, room to move and a recreational "great room" all set on a 1.6ha hills hamlet even the pony will love. For those after a bite-sized taste of farm life just 20 minutes from Hahndorf, then this canopied and secluded fork in the road is for you. It's also home to some very contented birdlife. If you're not admiring the bulbs, tulips, irises, and clivias, you're spotting Eastern spine bills, flycatchers, and tawny frogmouths or picking fruit off the peach, cherry, apple, lemon, plum, and mulberry trees. Gardens well on their way to becoming a self-sufficient paradise. The refurbished double brick home is peachy too. Warm spotted gum timber floors announce the lounge, central kitchen and meals, the living room drawn to soothing views and radiant sunlight through big windows, with a centrepiece combustion fire. You'd probably think the Pfitzner kitchen remodel hosting a freestanding stainless ILVE gas cooktop and electric oven, dishwasher, shaker-style joinery and timber benchtops was the home's shining highlight; it is, but for all-round family versatility, the "great room" shines the brightest. An all-in-one zone with a knack for billiards, band practice, the exercise bike and general space for the kids to knock about in, it doubles the living space and virtually doubles the size of this 3-bedroom home. The retro bathroom and re-carpeted bedroom wing still honouring its 1960s vintage, has a freshness to carry it forward until you're ready to wave your magical renovation wand - if ever. And with multiple shedding, carports, a utility and woodshed, a bore, 7,000 gallon capacity of rainwater, and easy vehicle access, this is a parcel that'll let you follow your heart, whatever your pursuit. Why here? For the cooler summers, misty winters, and postcard-perfect hills vistas where orchards flourish, dairies abound, and tourists drop in for the Christmas lights and craft beer. Topping this neck of the woods is a tall order... Follow your farm dreams here: Double brick 1969 3-bedroom home on 1.6ha of lifestyle 2 carports + a utility & woodshed Roofing & floors upgraded (since purchase in 2012) 7.5m x 7.5m powered shed with concrete floor 8.3m x 6.2m garage/workshop Shaker-style kitchen remodel with stainless appliances Super versatile family/games room with ceiling fans & 2nd combustion fire Filtration system to house including 4 filters & UV treatment Enclosed patio/courtyard BIRs to bedrooms 1 & 2 Immaculate retro bathroom (separate WC off the laundry) 7,000 gallon rainwater capacity Fibreglass tank to toilet & gardens Bore (approx. 628MGL - Yield 0.64 LPS | as per Govt. records) Bore sprinklers 30 minutes to Mt. Barker & The Tollgate Property Information: Title Reference: 6133/216 Zoning: Productive Rural Landscape Year Built: 1969 (Gov. Records) Council Rates: \$2,306.94 per annum Adcock Real Estate - RLA66526 Andrew Adcock 0418 816 874 Nikki Seppelt 0437 658 067 Jake Adcock 0432 988 464* Whilst every endeavour has been made to verify the correct details in this marketing neither the agent, vendor or contracted illustrator take any responsibility for any omission, wrongful inclusion, misdescription or typographical error in this marketing material. Accordingly, all interested parties should make their own enquiries to verify the information provided. The floor plan included in this marketing material is for illustration purposes only, all measurement are approximate and is intended as an artistic impression only. Any fixtures shown may not necessarily be included in the sale contract and it is essential that any queries are directed to the agent. Any information that is intended to be relied upon should be independently verified.