

**158 Shepherds Hill Road, Bellevue Heights, SA 5050**



**House For Sale**

Wednesday, 20 March 2024

158 Shepherds Hill Road, Bellevue Heights, SA 5050

**Bedrooms: 4**

**Bathrooms: 2**

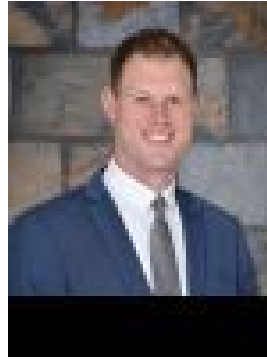
**Parkings: 1**

**Area: 916 m2**

**Type: House**



Stephen Ring  
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Steve Kavanagh  
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**\$750,000 - \$825,000**

This is a fabulous buying opportunity! The location is convenient and the position tucked down off the road with no neighbours behind is wonderful. The natural environment of Glenwood Reserve extends the back yard, there is a concrete in-ground pool and the view over treetops to the sea is really peaceful. Catch the train from Flinders or Eden Hills, Brighton-Seacliff beach is a 12-minute drive, Flinders University and Hospital and the Tonsley Innovation precinct are all close, while a trip to the Pasadena, Westfield, and Blackwood shopping is easy! Bellevue Heights Primary School is up the road and a short walk will take the kids to the fun environment of the Manson Oval Reserve. Built in 1960 - the home is all solid construction and was extended in the early 70's to make the kitchen open plan, provide a fourth bedroom, and build on a fantastic family room! Inside and out presents well - move in and get to know your home and then in time, have fun introducing your own ideas! With some simple renovations this home will take on a whole new look and feel, and in more ways than one - what an opportunity to profit! Inside has high ceilings, there are timber floors under the carpet, concrete in the family room extension, and lots of windows that look out to the back yard setting. With great accommodation, a fresh new look will take this home to a whole new level. At 180sqm - it's a spacious floorplan! Altogether there are four bedrooms, two bathrooms and two living areas.- There is a formal entry, - The main bedroom has a walk-in robe and ensuite, - In their own wing are two children's bedrooms with built-in storage, a main bathroom with separate toilet and the laundry. - Bedroom four across the other side of the home also has built-in storage. - Ducted Reverse cycle air conditioning in bedrooms one, two, three and in the kitchen.- Split system A/C in the family/dining room. The kitchen is a good space - it is in original, neat, clean & tidy condition - it has a double-sink, a dishwasher and looks over an everyday dining-family room. You can see the sea too! And to the back of the home, there is a private and spacious family room - it is a great size! A wall of exposed brick is a cool feature, a slim Norwegian profile brings a mid-century vibe, there is a gas-point to the fire-place cavity - think of a new gas-flamed fire, or with a built-in wood store - imagine a new combustion heater this winter. From both living rooms sliding doors open to a paved patio and a covered pergola - it is peaceful out here with views over the reserve and looks out over the pool on the lower level. There is a garden-work-shed to the side of the home, and brick paved steps in excellent condition wander down to a huge and private in-ground pool setting - there is a paved terrace poolside and access down to the fire-track lane. Enjoy it now and also love its huge potential! The allotment is a good size 916sqm. The amazing back yard aspect is where you live while front yard gardens are tucked away behind a stone retaining wall and high fencing. And like many homes on Shepherds Hill Road, there is potential to possibly remodel the existing driveway and carparking to create more! Location, Position, Views, Great Living Space and Potential - all combined add up to great buying at the price-level. Make it Yours.