

**16 St Lukes Street, Port Elliot, SA 5212**

**Sold House**

Monday, 18 March 2024

16 St Lukes Street, Port Elliot, SA 5212

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 1**

**Area: 699 m2**

**Type: House**



Beth Stratford

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## Contact agent

Best Offer By: 12 Noon, 10 April 2024 (unless sold prior) Price: \$790,000 to \$820,000 Built and owned by the same family for more than 30 years, this beach escape in Port Elliot has been loved and enjoyed by the whole family. With quick pathway access to Boomer Beach off St Lukes Street just steps away, this private property on 699sqm land approximately, is perfectly positioned in this quiet cul-de-sac. Enter the front door to a spacious tiled lounge and dining area with split system air conditioning. A connecting door to a second open plan living area complete with a lovely kitchen provides floorplan flexibility for family and guests to enjoy. The upgraded kitchen is bright and modern with stainless steel oven and stovetop plus ample storage. Sliding doors lead to the front patio overlooking the garden. With four bedrooms and two bathrooms, this is a clever design that the owners considered carefully when building their beach house for the decades ahead. Down the hallway are the two bathrooms, one with bath, shower, vanity and separate toilet, and the second bathroom with shower, vanity and separate toilet. The laundry with direct access to the rear yard is positioned between the bathrooms. Additional features include a single carport, large undercover rear patio, garden shed, brand new hot water system and potential additional off-street access for a small second vehicle. Whether you are taking your dog for a walk, riding your bike on the Encounter Bikeway, walking into the main street for dinner or just going for a surf, this is just what living life is all about. This is an excellent, low maintenance property, perfect as a beach house, investment or everyday home to enjoy the wonderful lifestyle that beautiful Port Elliot offers. Every precaution has been taken to establish the accuracy of the material herein. Prospective purchasers should not confine themselves to the contents but should make their own enquiries to satisfy themselves in all respects. Harcourts South Coast will not accept any responsibility should any details prove to be incomplete or incorrect.