

**17 Carmen Court, Nairne, SA 5252**



**House For Sale**

Sunday, 26 May 2024

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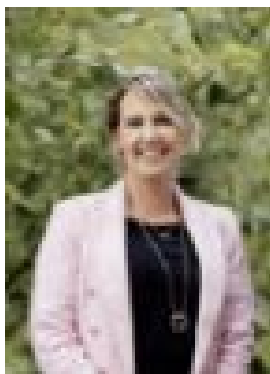
**Bedrooms: 4**

**Bathrooms: 2**

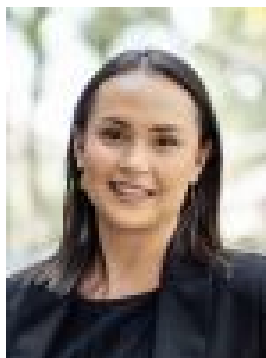
**Parkings: 2**

**Area: 1235 m2**

**Type: House**



Nicole Walker  
0413498021



Desiree Ebert  
0439043294

## Best offers By 4/6/24 (USP)

Welcome to your new haven in the serene Adelaide Hills! Nestled in the charming town of Nairne, this exquisite property spans an impressive 1,235m<sup>2</sup>, offering both privacy and ample space for a growing family or those seeking a peaceful retreat. With its picturesque surroundings and close proximity to local amenities, this home delivers an ideal blend of countryside charm and convenient living.

**Internal Features:**

- Master bedroom with walk-in robe, split system air conditioner and private ensuite
- Bedrooms 2, 3 and 4 all with built-in robes
- Bedroom 2 has a split system air conditioner
- Spacious 3-way main bathroom with separate toilet and vanity
- Slate flooring throughout the kitchen, main living and dining areas
- Kitchen featuring a dishwasher, wall-mounted oven/grill and electric cooktop
- Family room features a split system air conditioner and a cozy combustion heater
- Formal dining room
- Second living area - perfect for a kids retreat or formal living room

**External Features:**

- 3.88 x 6.08m shed
- 2.25 x 2.20m garden shed
- Dual rainwater tanks
- Established front and rear gardens
- 4.21 x 10.20m pitched roof entertaining area - with ceiling fan
- 3.92 x 3.93m tranquil bali hut with decked flooring
- Double carport with 2 roller doors

If you're after brilliant food and wine within and around the township, there are loads of options which have you covered such as The District, Pallet cafe and Jambo Sana cafe, Monte Bello Pizzeria, Little Birdy Bakery and Rise Artisan Bakery, Nairne Corner Takeaway, Chingari Indian Restaurant and Jack's Thai. You're also a short drive from Howard Vineyard and LOT.100 in Hay Valley.

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 inquiries and obtain their own legal advice.