

175 Seacombe Road, Dover Gardens, SA 5048

House For Sale

Tuesday, 23 April 2024



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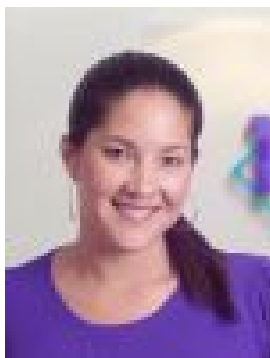
Bedrooms: 3

Bathrooms: 1

Parkings: 6

Area: 700 m2

Type: House



Christine Holowiecki



Deonne van den Berg
0407676267

UNDER CONTRACT

Under Contract Discover the epitome of charm and sophistication in this enchanting cottage. Dating back to the 1920s, this renovated timeless residence beckons those with an appreciation for character and elegance. Step inside to be greeted by a seamless blend of old-world allure and modern luxury. High ceilings, leadlight features, and polished timber floors exude a sense of grandeur, while the spacious interior boasts three bedrooms. The first two bedrooms boast spacious interiors with mirrored built-in robes, ceiling fans and split system units adding both functionality and an illusion of space. The third bedroom features a beautiful ornate fireplace. The heart of the home is the expansive open-plan living and dining area, adorned with cathedral ceilings, split system A/C, a ceiling fan, and a gas fire, offering a welcoming ambiance year-round. Bathed in natural light from north-facing windows, this space seamlessly transitions to the low-maintenance rear garden through French doors, perfect for indoor-outdoor entertaining. The well-equipped kitchen is a chef's delight, featuring extensive storage and bench space, water filter tap, double sink, induction cooktop and a breakfast bench, ensuring functionality meets style effortlessly. And with a generously sized modern bathroom incorporating laundry facilities, convenience is paramount. Located on a spacious 700 sqm block, this property boasts an impressive outdoor living space, perfect for hosting gatherings with loved ones. Plus, with *1.25kW of solar power, it offers energy-efficient living to help manage electricity costs. A drive-through carport leading to a double garage that's been converted into a teenage retreat or can be used as an additional living area or studio, offers versatility for families with adolescents or those seeking a home office sanctuary. Nestled within easy reach of the bustling Westfield Marion shopping centre, various public transit routes, Flinders University, and Flinders Medical Centre and Seacliff Beach, this property ensures convenience at every turn. Boasting additional perks like an alarm system, instant gas hot water, and a rainwater tank, it's designed for modern comfort and security. This delightful abode awaits its new owners, ready to embrace a lifestyle of comfort and refinement. Don't miss the opportunity to make this dream home yours today! *approximately For further information about this listing, please contact: Christine Holowiecki on 0422 399 943 or Harsh Bawa on 0407 676 267. Any offers submitted prior to the auction will still be under auction conditions. It is the purchaser's responsibility to seek their own legal advice and a Form 3 Cooling-Off Waiver. The vendor's statement (Form 1) will be available for perusal by members of the public-(A) at least 3 consecutive business days, immediately preceding the auction; and (B) at the place at which the auction is to be conducted, for at least 30 minutes immediately before the auction commences. *If a land size is quoted it is an approximation only. You must make your own inquiries as to this figures accuracy. Keeping It Realty does not guarantee the accuracy of these measurements. All development inquiries and site requirements should be directed to the local govt. authority. *Purchasers should conduct their own due diligence and any information and floorplan measurements provided here is a guide and should not be relied upon. Note: when making a property enquiry please ensure that you provide a daytime phone number so that we can respond to you promptly. Follow Keeping It Realty on Facebook (@keepingitrealtyadelaide) and be the first to know about property updates and off-market listings. Have access to other great market and agency content as well as updates on recent sales. Whilst we try to ensure accuracy of the information provided, no liability for any error or omission in this advertisement is accepted by the agent or the vendor. It is not intended that prospective purchasers would rely exclusively on this advertisement or any other information provided by 3rd parties to confirm the details of the property or land listed. Confirmation of property or land details should be sourced via direct enquiry to the agent or through review of the completed Form 1 Vendor Statement which contains the Certificate of Title and local government details. RLA # 268816