

18634C Horrocks Highway, Wirrabara, SA 5481

House For Sale

Sunday, 26 May 2024



18634C Horrocks Highway, Wirrabara, SA 5481

Bedrooms: 3

Bathrooms: 1

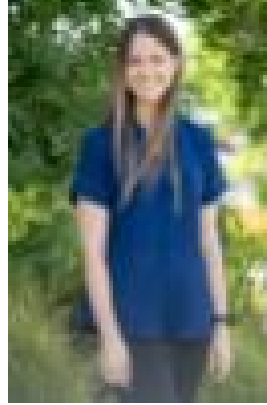
Parkings: 8

Area: 2 m2

Type: House



Kane Lavis
0408461492



Jordan Mezzino
0421148529

\$650,000 - \$690,000

If you have been looking for a lifestyle that is filled with peace and tranquillity and an abundance of bird life, we present this unique 7 acre property situated in park like surroundings. With ancient majestic gum trees and the Rocky River as its backdrop, this lovingly restored stone cottage circa 1880-1910 with its sympathetic extension, is a unique find. Upon entering the cottage from the rear, you will step inside a homely sanctuary. Extension with 3M high ceilings comprises of dining room, bedroom with walk behind robe, laundry, large bathroom and separate toilet. All respecting the originality of the cottage. Step up to the bespoke kitchen with electric wall oven, ceramic hot plates, DeLonghi dishwasher, rangehood and reproduction cast iron wood stove. The breakfast bar has double power points at each end for added convenience. With ample cabinetry, creating in this kitchen will be a joy. Up another step to the cozy lounge, the slow combustion wood heater is set inside the amazing old stone fireplace, if only the walls could talk. Original main bedroom with built in robes and ornamental fireplace is situated off lounge room. Both the front rooms have beautiful French Windows made specifically to retain the character of the cottage facade. All rooms have ducted evaporative air conditioning including Bathroom. Ceiling Fans are also in every main room. Viridian Clima Tech Low E windows and sliding door, supporting thermal insulation. (Excluding French windows) Outside, the property transforms into an entertainer's paradise, offering a choice of venues. Relax under the rear pergola with slow combustion heater, an antique Chandelier, fairy lights and 2 ceiling fans. The 6-person Spa overlooking the rear of the property completes this amazing entertaining area. Alternatively relax around fire pit area complete with rustic shelter. There is also a bunkhouse complete with bullnose verandah. This comprises of a bedroom with wall reverse cycle air conditioner and separate bathroom with shower, toilet and vanity. Down the path and past the fire pit you will find the perfect spot for visitors with caravans. Complete with pressure fed rainwater tap and 2 x 15AMP power outlets. Gardens and lawned areas are watered with bore water which can deliver in excess of 4,000L/hour. All major garden and lawn areas are under automated sprinklers via 2 x controller's. There are 11 tap outlets spread around the property. Electricity bills are kept low by 36 solar panel's fitted on main roof. 100,000L of rainwater capacity with all rain water catchment gutters having good quality gutter guard. Rainwater is delivered through a double water filter system. Numerous shedding with main shed being 12 x 9M with concrete floor. Front and rear drive through high clearance (3.3M) electric roller doors perfect for caravan. Third electric roller door with 2.8M clearance. This shed also has double 15AMP power outlets on each side plus a double 10AMP outlet. RLA 172 571 Property Code: 3852