

# 19 Robert Street, Croydon, SA 5008

## House For Sale

Friday, 8 March 2024

19 Robert Street, Croydon, SA 5008

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 236 m2

Type: House



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## Best Offer By 7:00pm, 25/3/24

Welcome to 19 Robert Street in Croydon,, a c.1915 character Villa that has been meticulously updated and extended throughout the years to portray a striking example of mid-century, art deco design, complete with contemporary renovations and a brand new extension echoing the yesteryear features. Admired by all passers by, and fondly loved for its delightful contribution to the heritage streetscape of Croydon's leafy streets, this is a quality a-symmetrical Villa that commands attention and deserves to be recognised as a very rare offering. A timeless design, this prestigious estate of generous proportions comprises of four bedrooms, two and a half bathrooms, an eat-in, entertainers kitchen that connects to a large, light-filled living space and a north facing outdoor alfresco overlooking a lush rear yard. Complete with highly sought after character features, perfectly polished timber flooring, etched glass doors, high, ornate ceilings and a heritage style, bricked fireplace to combine effortless modern-day living with contemporary fixtures and fittings. A true celebration and collaboration of exciting architecture and refined family lifestyle that doesn't compromise on functionality. Opportunities such as this do not come around often, and here is your chance to secure a substantial character home on a generous 696sqm (approx.) block of land. The true definition of your forever home! Get in quick before you miss out on this special opportunity to secure a conveniently located, sophisticated blue chip family abode, now being offered to the market for the next chapter in its long and proud life. Offering excellent accommodation, low maintenance resort style living, all just a stone throw from the popular Queen Street strip and Adelaide CBD. No wonder everybody is talking about Croydon! Features to note:

- Brand new extension by multiple award winning Archaea Architects
- Electric lock up carport fitting two cars
- High 3.5m high ceilings throughout, with ornate ceiling roses
- Glass etched double door entry
- Original timber floorboards
- TV aerial connection point to bedroom 2
- Ornamental vintage fireplace to bedroom 3
- Walk-in robe and ensuite to master bedroom
- Double basin to ensuite
- Daikin slimline ducted reverse cycle air conditioning (zone touchpad)
- Exposed black polished concrete flooring to extension
- Original, exposed brickwork to extension
- Washer and dryer provisions to laundry
- Guest toilet off laundry
- Underfloor heating to main bathroom
- Kaldewei steel bathtub
- Walk-in showers to both bathrooms, each with waterfall shower head and retractable shower head
- Buffet to mud room entrance, with two Grand Cru 46 bottle dual zone wine fridges
- Chiminee Philippe fireplace
- Custom joinery with in-built storage (push latch cabinetry) to extension
- Custom manufactured steel framed windows and doors (ceiling high) to the extension
- Outdoor, undercover entertaining with a 3.5m ceiling height
- Ample space to the rear garden, with paved fire pit area
- Tool shed
- Electric blinds to kitchen windows
- JAG designed kitchen with American Oak cabinetry
- Ilve 900mm freestanding stove with six gas burners
- Pull out bin drawer
- Soft close cabinetry to kitchen
- Vintex 35 bottle single zone wine fridge
- Concealed microwave alcove
- PowerPoints to kitchen island bench
- Breakfast bar
- Integrated Bosch SuperSilence dishwasher
- Caesarstone bench tops throughout
- Built in study desk with overhead storage and built in TV aerial connection point
- Automated irrigation system
- Lemon, lime, mandarin, cumquat, kaffir lime and almond trees

Shopping:

- The weekly shop an easy task at Welland Shopping Centre or Brickworks Marketplace.
- Hit the boutiques along Elizabeth Street in Croydon.
- Rosetta street Boutique stores.

Nearby Attractions/Entertainment:

- Croydon Train Park
- Newly updated MJ McInerney Reserve with basketball courts, tennis courts, skate park and children's playground.
- Croydon Avenue Reserve and Carnarvon Reserve
- The Entertainment Centre, 5 minutes away
- HOYTS movie theatre.
- 15-minutes to the nearest beach

Food & Drink:

- Queen Street Café' scene (Elizabeth Street, Croydon).
- 10 minutes to the Plant 4 Marketplace and Plant 3 Microbrewery.
- 5 minutes from Port Road restaurants, Brickmakers Arms, and Brompton hotspots

Schooling:

- Zoned to Woodville High School.
- Under 5km to Kilkenny Primary, Challa Gardens Primary, Allenby Gardens Primary, Woodville Primary, Findon High, and Underdale High Schools.
- 5-minutes to private schools such as Whitefriars Catholic, St Michael's College and St Joseph's School.
- Private school bus departing from Hawker Street for Blackfriars Priory School.

Transportation:

- Croydon Train station footsteps away which can take you to city or sea.
- Endless bus stops along South Road, Torrens Road and Port Road.
- Walk or ride on The Greenway track from Croydon through the parklands to the city or out to Port Adelaide
- Free city tram from the Entertainment Centre (Port Road) to Adelaide city

Method Of Sale:

- Best offer By 7:00pm, Monday 25th March 2024

Disclaimer:

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own due diligence in relation to each property they are considering purchasing. All photographs, maps and images are representative only, for marketing purposes. For more information: • Feel free to contact Thomas Crawford of TOOP+TOOP Real Estate anytime on 0448 888 816.