

1A Kirkevue Road, Athelstone, SA 5076

HARRIS

Sold Unit

Thursday, 22 February 2024

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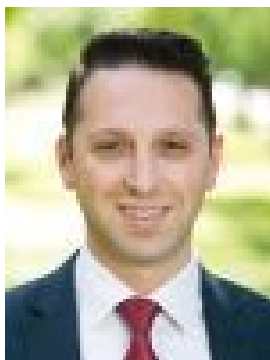
Bedrooms: 2

Bathrooms: 1

Parkings: 1

Area: 500 m2

Type: Unit



Paul Alvino

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\$610,100

Welcome to this charming Torrens Title 1985 solid brick family home, a haven of comfort nestled on a generous, low maintenance 500sqm parcel of land. Boasting classic architecture and a serene neighbourhood setting, this residence offers an ideal blend of space and convenience, with gorgeous Linear Park walking trails just a few steps away. Greeted by the warmth of well-maintained living spaces, adorned with timeless features of stained glass and feature brick. Minor updates throughout, seamlessly blending new with old. Outside, the property unveils further potential with a low maintenance blank canvas, a large paved rear courtyard, as well as a large space to the side that could be transformed into another outdoor entertaining space or garden area. This sizeable outdoor area invites creativity and offers limitless potential for expansion, landscaping, or the addition of personalised amenities. Imagine crafting your dream outdoor oasis, setting up a lush garden, or constructing an alfresco entertainment zone, the options are almost boundless. The solid brick construction of this home ensures durability and longevity, while its 1980s charm adds character and a sense of history. The property's ample land size provides great space for children to play freely or for future additions. Situated in a peaceful pocket of Athelstone, with Linear Park and Black Hill at your doorstep, this residence enjoys proximity to essential amenities, schools, parks, shopping and transportation hubs, ensuring convenience without compromising tranquillity. Standout features include:- Torrens title-Sizeable allotment of 500sqm- Split system reverse cycle air-conditioning- Solid brick family home with ample space throughout-Extra-long, lock up garage with additional storage or workshop space- Paved rear courtyard-Serviceable kitchen with gas cooking and HW- Large bathroom with separate toilet- A short walk to the Linear Park Trail for welcome walks and weekend rides- Moments to Athelstone Primary, as well as zoned for Charles Campbell College nearby as is Saint Ignatius for private schooling options- 2 minutes to Athelstone shopping centre, Romeo's Foodland and a raft of local speciality stores- A quick 6-minutes to Newton Village and Newton Central & Target for great shopping options, along with a raft of popular cafés and eateries for a great lifestyle Specifications: CT / 5508/291 Council / Campbelltown Zoning / HN Built / 1985 Land / 500m2 (approx) Frontage / 24.18m Council Rates / \$1,435.75pa Emergency Services Levy / \$134.65pa SA Water / \$160.16pq Estimated rental assessment / Written rental assessment can be provided upon request Nearby Schools / Athelstone School, Paradise P.S, Thorndon Park P.S, Charles Campbell College, Dernancourt School Disclaimer: 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 enquiries and obtain their own legal and financial advice. Should this property be scheduled for auction, the Vendor's Statement may be inspected at any Harris Real Estate office for 3 consecutive business days immediately preceding the auction and at the auction for 30 minutes before it starts. RLA | 226409