

1C Parkview Place, Athelstone, SA 5076

HARRIS

Sold House

Wednesday, 4 October 2023

1C Parkview Place, Athelstone, SA 5076

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 361 m2

Type: House



Matt Lange
0466636119



Angus Massie
0459491385

\$755,000

This is how you masterfully maximise a secret hills' setting on a quiet cul-de-sac - with a modern 4-bedroom home that whisks you away for low care living in the leisurely wings of Black Hill Conservation Park...Such quiet seclusion follows a discreet, double-width driveway to a rendered design filled with neutral tones giving off a warm welcoming aesthetic, and a larger than expected footprint that maximises a hidden 361m² allotment. A Torrens titled block setting aside a private front courtyard - ready to create a blissful 3rd bedroom view - whilst you (or busy tenants) will appreciate how little hands-on garden effort is required overall thanks to artificial rear turf in retained surrounds. Following a bedrooms-first approach, hardwearing timber-look floors, crisp downlights, quality window treatments, and ducted air conditioning bring the home's calibre into the astute investor, downsizer, or eager first-time buyer bracket, with a renowned circle of reputable schools that keeps Athelstone forever front of mind. Schools that span Athelstone, Thorndon Park, and Paradise Primary, plus St. Ignatius Senior and Rostrevor Colleges. Two crisp bathrooms - including a master ensuite - are in the growing family's favour, so too, a sparkling rear kitchen where stainless appliances, breakfast hovering space, and top-to-toe storage in an adjoining walk-in pantry will suit the cook to a tee, adding clear visual lines over the combined living and dining zone. Outdoors is the next natural step. Protected, secluded, and destined for summer drinks, the alfresco retreats under lights with a galley-style stage already set for the BBQ - simply bring kindling for the combustion stove and some soft outdoor furnishings. Unpack, entertain, and head for the hills. It's that easy. This is a secret worth discovering: - Modern 4-bedroom courtyard design on an extra low care 361m² parcel- All-seasons alfresco entertaining with a feature combustion fire- Side-by-side secure garage for 2- Well-equipped kitchen with stainless appliances & walk-in pantry- Private master suite with WIR & ensuite- BIRs to 3 minor bedrooms- Quality window furnishings- Ducted A/C throughout- Zoning for Charles Campbell College- An easy zip to the Paradise Interchange- A dash to Athelstone Shopping Centre- Leisure options including Thorndon Park & Black Hill hiking trails And much more... Specifications: CT / 6085/80 Council / Campbelltown Zoning / GN Built / 2014 Land / 361m² Council Rates / \$1,512.70pa (approx) Emergency Services Levy / \$142.70pa (approx) SA Water / \$217.22pq (approx) Estimated rental assessment / \$660 to \$690 per week / Written rental assessment can be provided upon request Nearby Schools / Athelstone School, Thorndon Park P.S, Paradise P.S, Charles Campbell College 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