

2 Chester Street, Glenelg South, SA 5045



Sold House

Saturday, 12 August 2023

2 Chester Street, Glenelg South, SA 5045

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 390 m2

Type: House



Bronwyn Drabsch

\$1,310,000

If you are seeking beachside living, perhaps need an easy-care Adelaide base or maybe a great seaside investment property to add to your portfolio, this fully renovated, freestanding solid brick home is definitely a must to view! The home features a lovely blend of open plan living areas, both inside and out. Whether enjoying a few drinks with friends at the 4m long breakfast bar, a weekend barbecue with the family under the outdoor pergola or perhaps a quiet Sunday morning coffee in the back courtyard you will find that this home has been updated with entertaining in mind. The kitchen is the heart of the home and features ample storage, appliance cupboard, fully integrated dishwasher, 900mm gas cooktop, self-cleaning pyrolytic oven, feature glass splashback, solid Australian oak breakfast bar front and 40mm stone benchtops with waterfall ends. The kitchen opens to the lounge and the dining area ensuring that you are still part of the action while preparing lunch or dinner for your guests. The dining area features double sliding doors that open out to the all-weather outdoor entertaining area creating a lovely transition from inside out. All bedrooms are generous in size. The main bedroom, located at the rear of the home, features a large built in robe plus stunning ensuite with a double shower, dual vanities and two mirrored cupboards. The cupboards and drawers provide loads of storage for all your bathroom essentials plus have handy hidden power points. The second bedroom is huge and is located at the front of the home, with a bay-window and large walk in robe. The third bedroom has a lovely northern aspect, and also features a large built in robe. There is also a guest bathroom plus modern laundry with under-bench washing machine and dryer (included with the sale). Situated on approximately 390m² the home has easy-care established gardens plus an exposed aggregate concreted courtyard for additional outdoor entertaining. Additional features include:

- Ducted reverse-cycle air-conditioning throughout
- Gas instantaneous hot water service with two temperature controllers
- Plumbing provision to the fridge alcove
- Plantation shutters to the front bedroom and dual roller blinds to both rear bedrooms
- Ceiling fans to all bedrooms
- Fully tiled floors throughout creating a low-allergenic environment
- Built in entertainment unit with solid Australian oak top
- 66" Samsung wall-mounted television and Samsung soundbar (included with the sale)
- Velux sky window in dining area with solar honeycomb blinds
- Double garage with automatic panel-lift door, internal access, rear roller door plus handy pin code access
- Additional off-street parking for two cars
- Microchip cat door plus the rear fences all have cat netting to keep your feline friends from roaming
- Security cameras and security doors

Situated only 350m to The Organik Cafe for your morning coffee, 450m to The Broadway Hotel or 700m to The Holdy for Friday night drinks with friends plus walking distance to many other great cafes, restaurants and shops, not to mention only 450m to the beach! Does it get any better than this?! This is also situated in the Brighton High School Zone and is close to many other great public and private schools including St Peters Woodlands Grammar School, Glenelg Primary School and Sacred Heart College. Does this sound like somewhere you can see yourself living? Come and take a look! * Settlement negotiable up to the 3rd November 2023. PLEASE NOTE: This property is being auctioned with no price in line with current real estate legislation. To assist you with your research on the property's market value we can provide you with the recent sales for homes in the area. Please contact the agent and we can forward these to you. The vendor's statement can be provided to you via email or can be viewed at the agent's office in the three days preceding the auction (please contact the agent to arrange a time to view the document). The vendor statement will also be available for viewing at the property on auction day for 30 minutes before the auction begins. Whilst we try our absolute best to obtain the correct information for this advertisement, the accuracy of this information cannot be guaranteed, and all interested parties should view the property and seek their own independent advice. RLA309601