

# 2 Holly Street, Christies Beach, SA 5165



## House For Sale

Thursday, 18 January 2024

2 Holly Street, Christies Beach, SA 5165

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**



Christine Holowiecki



Michael Holowiecki  
0404833919

## Best Offers By 30/01/2024 @ 6pm (USP)

Michael and Christine Holowiecki of Keeping It Realty are proud to present coastal living at its finest with this immaculate two-storey home boasting a modern build in 2014, strategically nestled on a corner allotment (\*390sqm) that offers dual street access and breathtaking sea views. Step into a world of elegance, where floating floors grace the main living areas on both levels, recently painted to exude a fresh ambiance, complementing the flexible floorplan. Upon entry, the ground floor unveils a spacious bedroom, complete with a generous walk-in robe and double doors leading to the front porch, providing an enticing possibility to divide the area into two separate bedrooms. To the left, convenience meets functionality with internal access from the double side-by-side garage, featuring an additional drive-through roller door catering to boat, trailer, or jet ski enthusiasts. The lower level further reveals a second bedroom with built-in robes, a well-appointed bathroom with bath and shower, separate powder room and toilet, ample under stairs storage, and a versatile living area flowing seamlessly to the undercover paved pergola—a perfect extension for outdoor enjoyment. Ascend the stairs to a grand open-plan design featuring a substantial kitchen, dining, and living space. Expansive double doors invite you to the wrap-around balcony, a serene spot to savour sunset wines or sunrise coffees overlooking the ocean. The sleek kitchen boasts a large breakfast bench, electric stove and oven, dishwasher, and a concealed butler's pantry, tailored for seamless entertaining. Indulge in the comfort of the master bedroom, offering balcony access, a cleverly designed built-in robe, and a spacious ensuite with dual vanity, toilet, and shower. With all bedrooms carpeted and equipped with ceiling fans, and a split system R/C A/C unit on each floor, this home epitomizes modern comfort. Outside, revel in a low-maintenance grassed area and ample off-street parking, a rarity. Conveniently positioned, it's a short stroll to Foodland and St John the Apostle Parish School, and a mere \*750m walk to the glistening sands of Christies Beach or \*2.4km to the vibrant Port Noarlunga strip. Experience the best of coastal living \*2.5km from the O'Sullivan Beach boat ramp, under \*30km from the Adelaide CBD, with easy access to Flinders Medical Centre and Flinders University, making this an ideal location for both leisure and practicality. Don't miss this opportunity to claim your slice of seaside paradise. This stunning beachside property boasts a rental appraisal ranging between \$560 - \$615 per week, offering an ideal investment opportunity.\*=approximately For further information about this listing, please contact: Christine Holowiecki on 0422 399 943 or Michael Holowiecki on 0404 833 919. Note: when making a property enquiry please ensure that you provide a daytime phone number so that we can respond to you promptly. Follow Keeping It Realty on Facebook (@keepingitrealtyadelaide) and be the first to know about property updates and off-market listings. Have access to other great market and agency content as well as updates on recent sales. No liability for any error or omission in this advertisement is accepted by the agent or the vendor. It is not intended that prospective purchasers would rely exclusively on this advertisement, or any other information provided by 3rd parties to confirm the details of the property or land listed. Confirmation of property or land details should be sourced via direct enquiry to the agent or through review of the completed Form 1 Vendor Statement which contains the Certificate of Title and local government details. RLA # 268816