

**24A East Street, Magill, SA 5072**

**HARRIS**

**House For Sale**

Wednesday, 15 May 2024

24A East Street, Magill, SA 5072

**Bedrooms: 7**

**Bathrooms: 5**

**Parkings: 3**

**Area: 766 m2**

**Type: House**



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**\$2,399,888**

Unparalleled luxury, breathtaking views, and endless liveability - 24a East Street makes the everyday extraordinary. Contrast render and feature cladding radiate street appeal, with subtle nods to mid-century design layered across both inside and out. From feature stone and timber, to soaring ceilings and picture windows, exemplary attention to detail elevates an already incredible footprint, creating something truly exquisite in the process. Wall-to-wall windows line an expansive dining area, simultaneously soaking up abundant natural light from northern orientation while overlooking the sparkling waters of the pool. Bookended by sunken lounge with wood-log gas fire and overseen by open plan kitchen, it's a home hub beyond compare. Calacatta Smartstone and contrasting granite waterfall benchtops unite a full suite of high-end appliances across the breathtaking kitchen. With dual conventional and steam ovens, induction cooktop with gas wok burner, and integrated dishwasher, fridge, and rangehood, as well as plumbed coffee machine and fully equipped butlers pantry, even the simplest recipe is guaranteed to reach new heights of culinary glory. Instantly securing its place for every extended family Christmas Day to come, an impressive alfresco suite boasts gas BBQ and cooktop, double-door drinks fridge and even a dishwasher, smoothly eliminating any dash between the kitchen and your guests for maximum time playing host, while ceiling fans and automatic zip track blinds ensure total comfort 365 days a year. The ultimate parents retreat, a split-level main bedroom is complete with walk-in robe and luxe ensuite, while six additional bedrooms, two lounges, and three bathrooms are spread across all levels, ready for every conceivable composition your family could need. From exposed aggregate driveway and triple car garage for the motor enthusiast, to top-tier rear private lawn for cartwheel practice, right down to fully-tiled lap pool and spa (with outdoor shower on hand for a seamless rinse post-laps), a smorgasbord of outdoor living options are on hand to keep you entertained. Ultra-low maintenance outdoor design guarantees you never need to sacrifice your own time to garden care, freeing you up to explore the plethora of lifestyle your doorstep. Penfold Park and Morialta Conversation Park are ready for weekends spent outdoors exploring, with the newly reimagined Magill Road nearby for your morning coffee, as well as the iconic Penfolds Magill Estate for cellar door discoveries or milestone celebrations in the Magill Estate Restaurant. Only 20 minutes to the CBD, while proximity to Magill School, Norwood International High School, St Peters Girls, Rostrevor College and UniSA Magill makes the morning school run simple. You'll never look back. More to love:- C2015 HIA award winning home- 12.5 KW solar system with Tesla battery back-up- Triple car garage and additional off-street parking- Commercial grade elevator to all three levels- High-end, fully tiled bathrooms with smart stone tops and mosaic glass sinks- Security system- Colour changing LED mood lighting- European laundry and guest powder room to garage- Ducted reverse cycle air conditioning throughout- Timber floors and plush carpets- Ceiling hung curtains- NBN ready- Salt chlorinated, gas heated lap pool with spa- 3.3m ceilings- Ceiling fans- Built-in robes to all bedrooms- Shed Specifications: CT / 6085/347 Council / Burnside Zoning / SN Built / 2015 Land / 766m2 (approx) Council Rates / \$3576.85pa Emergency Services Levy / \$380.10pa SA Water / \$pq Estimated rental assessment: \$1,500 - \$1,600 p/w (Written rental assessment can be provided upon request) Nearby Schools / Magill School, Norwood International H.S 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