

**29 BROWN STREET, Mount Burr, SA 5279**

**House For Sale**

Saturday, 25 November 2023



**29 BROWN STREET, Mount Burr, SA 5279**

**Bedrooms: 3**

**Bathrooms: 1**

**Area: 760 m2**

**Type: House**



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**\$240,000 - \$260,000**

Introducing this immaculate, fully renovated gem in the heart of Mount Burr. This stunning home has been meticulously transformed, boasting modern amenities and stylish finishes throughout. With a functional layout, this property offers comfort and style. Here are just a few of the outstanding features that make this home a standout in the real estate market: The heart of this home is its sleek and modern kitchen / dining. Featuring an electric oven and a stainless steel dishwasher, there is great storage in deep drawers and a pantry. Whether you're preparing everyday meals or hosting friends, this kitchen has everything you need. The kitchen, dining is open to the lounge, there are floating timber floors throughout this area and through the whole home. Stay comfortable year-round with a reverse cycle air conditioning system installed in the open living room. You can enjoy the perfect temperature, no matter the season. With three spacious bedrooms, there is plenty of room for a growing family, guests, or the option to create a home office. Each room is thoughtfully designed to maximize space and natural light with timber look floating floors and built in robes. The tiled bathroom is a haven of relaxation, offering both a shower and a bath. A convenient two-way access means that it can be easily accessed from the master bedroom or the hallway. The elegant vanity adds a touch of luxury to your daily routine and there is a toilet. A rear laundry is tiled has built in cabinetry, a timber bench and second toilet. With the inclusion of two toilets, one in the bathroom and one in the laundry this home ensures convenience and practicality for you and your guests. Step outside onto the rear timber deck, perfect for alfresco dining, entertaining, or simply unwinding in the fresh air. It's a tranquil oasis for morning coffee or evening relaxation. A gravel driveway provides off street parking and access to the rear yard and a picket fence adds character to the front of the home. This property offers the ideal blend of classic charm and contemporary living. Every aspect of the renovation has been carefully considered to provide a comfortable, stylish, and functional living space. If you're looking for a home that's move-in ready and offers a truly modern lifestyle, this is a must-see. Don't miss out on the opportunity to make this beautiful property your own. Contact us today to schedule a viewing and experience the beauty and functionality of this renovated home.

**GENERAL PROPERTY INFO.** Property Type: weatherboard and iron roof Zoning: Neighbourhood Council: Wattle Range Council Year Built: 1950 Land Size: 760m<sup>2</sup> Rates: approx. per annum Lot Frontage: 21.2m Lot Depth: 37.0m Aspect front exposure: South Water Supply: Town Services Connected: Power, water, sewer. Certificate of Title Volume 5513 Folio 873 The property is currently tenanted @\$290 per week. Lease ending 22/05/2024.