

**29 High Street, South Brighton, SA 5048**



**Sold House**

Wednesday, 12 June 2024

29 High Street, South Brighton, SA 5048

**Bedrooms: 4**

**Bathrooms: 3**

**Parkings: 8**

**Area: 920 m2**

**Type: House**



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**\$1,600,000**

Best Offer By 17th of June at 12pm. Set in a fantastic family friendly location along a quiet, tree-lined street and positioned just 1km from the golden sands of Brighton beach, this stunning two storey residence offers an abundance of family living. Occupying an extremely generous allotment of 920m<sup>2</sup>, this home has been built with space, style and quality in mind. Boasting over 300m<sup>2</sup> of quality internal living space and near on 150m<sup>2</sup> of functional outdoor living the home is conveniently spread over two spacious levels and is ideally suited to established family or those looking for something to grow into. The functional and flexible floorplan is currently comprised of 3 large bedrooms including a full-floor primary suite complete with walk-in robe, ensuite, private balcony and adjacent home office or nursery. The heart of the home is the huge chef's kitchen, which overlooks the open-plan living and dining areas, making it perfect for family meals and gatherings. Adjacent to the living area is a rumpus room with a bar and servery which could be quite easily converted into a 4th bedroom. A formal lounge room at the front of the home offers another functional space for the family and could become a 5th bedroom if need be. Stepping outside you are welcomed by an expansive, resort style, wrap around covered entertaining area surrounded by a well-manicured, mature garden and lawn offering the perfect environment to entertain family and friends all year round. Completing this outstanding residence is the extremely rare and unique main shed and fully equipped workshop complete with storage rooms, shelving and mezzanine space. Large enough for any hobby including multiple cars, bikes and boats or the perfect for the budding tradie or handyman, the possibilities here are endless and you will be hard pressed to find anything comparable in the suburbs. 3 phase power and it's own alarm system are fitted for extra convenience and security. Key Features:- Chefs kitchen complete with quality appliances, large wrap around island bench top and a walk in pantry- Open plan living and dining area with wood fire and ceiling fan- Rumpus room with bar and servery, perfect space to entertain friends and family- Formal lounge at the front of the home with gorgeous bay windows - Primary suite on the first floor with private balcony with an outlook toward the ocean, walk in robe, private office/nursery, split system air conditioning, ceiling fan and ensuite with spa bath, shower, large vanity and separate toilet- Second bedroom on the ground floor with ceiling fan, built in robe and direct access to the family bathroom- Third bedroom and bathroom located downstairs - ideal as a guest retreat- Family bathroom complete with bath, shower and separate vanity and toilet- Laundry with additional bench space and direct external access- Expansive outdoor area with wrap around, undercover entertaining area, courtyard and gazebo overlooking the well manicured garden and lawn- Dual level workshop/shed with ample storage, shelving and a lock up tool shed, with the versatility to be transformed into what suits your lifestyle- Large wood shed at the rear of the property- Secure double garage with automatic roller door access- Additional off street parking available- Ample storage throughout including an attic and storage under the stairs- Ducted air conditioning throughout the lower level- Security System installed- Automatic sprinklers to front and rear- Natural gas outlets x 2 Situated in one of South Australia's most highly sought-after coastal suburbs, just minutes from the golden sands of the popular Brighton Beach and cosmopolitan Jetty Road, with cafes, renowned restaurants, Patriitti Winery, and picturesque reserves all within close proximity. With reputable schools such as Seaview High School, Sacred Heart Senior School, Darlington Primary School, and direct access to the Brighton Train Station, and Marion Bus Interchange for public transportation, you're ideally placed to enjoy a lifestyle of high convenience. This is a fantastic, family-friendly location. Specifications: Year Built / 2001 Land Size / 920M<sup>2</sup> Council / Holdfast Bay Council Rates / \$626 PQ 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 advice. RLA 254416