

3 Downer Grove, Stirling, SA 5152

HARRIS

Sold House

Sunday, 20 August 2023

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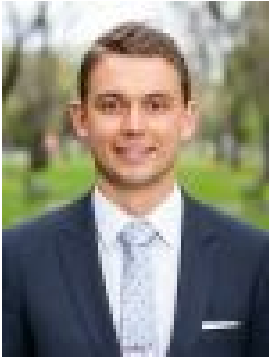
Bedrooms: 3

Bathrooms: 2

Parkings: 3

Area: 3562 m2

Type: House



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Best Offers By 10am Tuesday 5th September (unless sold prior) If every home tells a story, 3 Downer Grove is an epic. After being beyond beloved for nearly 4 decades and celebrated across design books and magazines (including the cover of Country Style), the time has come for new custodians to oversee the next era. A striking example of mid-century excellence, brimming with a contagious reverence for design grounded in personal connection, and right in the heart of coveted Stirling and surrounded by all the lifestyle of the Adelaide Hills, this gallery-chic home is sure to capture your heart and spark your imagination. It starts with a C1870 post-and-rail front fence. Laden with authentic character, its repurposing from a Barossa Valley farm to find new life welcoming all guests perfectly exemplifies the attention to detail and expert curation carried across every inch of the 3562m² allotment. The c1964 home showcases the best in mid-century floorplan and architectural design, with floor-to-ceiling windows completing double-duty to frame sweeping views and facilitate airflow for breezy summers, while terrazzo crazy paving floors connect all zones with unique style. An enviable main bedroom suite is complete with ensuite adjoining private vine-wrapped courtyard, delivering a resort-like retreat for evening wind-downs and morning rituals alike. Two additional bedrooms are fully equipped with built-in robes, serviced by a serene, updated family bathroom, with spa bath for sumptuous soaks. Two spacious living areas are spread across the floorplan, offering ample scope to configure your way, with front lounge complete with roaring combustion heater for toasty winters. An extensive kitchen cements its place as the hub of your home, with placement overlooking dining area ensuring easy meal service, while walk-in pantry, stainless steel appliances and stone-look benchtops are sure to please even the most fastidious of master-chefs. To the rear, a detached studio is complete with roller door access and proximity to vast, secure rear shed, with veranda and firepit on hand for further liveability. Whether you're seeking space for multi-generational living, a supreme work-from-home suite, artists retreat or bespoke workshop space, the framework is ready and waiting for you. Master-planned botanical gardens provide endless hideaways for contemplation, showcasing heritage gum trees, over 70 ornamental flower varieties, lush lawns and a citrus orchard. A gardener's delight, nature playground and birdwatchers' paradise all in one, winding paths guide you to settings for everything from quiet contemplation to large-scale events to an epic game of hide and seek. Further reclaimed timber carries across multiple alfresco entertaining areas, culminating in a striking tree-canopied deck for you to sit back, relax, and survey your empire. Stirling and its welcoming community are just a short drive away, with the main street home to a plethora of cafes, eateries, specialty shops, and services, as well as monthly markets and even an Adelaide Fringe hub in the hills, as well as the beloved Stirling Hotel for summer sips on the deck or winter reds by the fire. Nearby Crafers Primary School, Heathfield High School, and a plethora of private schooling options for a streamlined school run, while it's only 20 minutes to the Adelaide CBD. However you envision the future, get ready to starting writing the next chapter. More to love:- Split system air conditioning, plus combustion heater to lounge- Double carport and additional off-street parking- Separate laundry with exterior access- Sprinklers to front garden- Septic tank with reticulated grey water system- Extensive storage and cupboard space throughout- Security system, including alarmed shed Specifications: CT / 5343/455 Council / Adelaide Hills Zoning / Productive Rural Landscape Built / 1964 Land / 3562m² Council Rates / \$pa Emergency Services Levy / \$pa SA Water / \$pq Estimated rental assessment: \$575 - \$625 p/w (Written rental assessment can be provided upon request) Nearby Schools / Stirling East P.S, Crafers P.S, Aldgate P.S, Bridgewater P.S, Heathfield P.S, Heathfield H.S, Oakbank School, Urrbrae Agricultural 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