

**30 River Drive, Athelstone, SA 5076**

**Raine&Horne.**

**House For Sale**

Thursday, 18 January 2024

30 River Drive, Athelstone, SA 5076

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 742 m2**

**Type: House**



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## Contact Agent

Be enchanted by your very own Fairy Tale Retreat! Circa 1992, this extraordinary multi-level executive home offers a luxury of a tranquil country lifestyle, all while being conveniently close to Adelaide City CBD (Merely 28 mins drive). Perched gracefully on the high side of the street, this architectural masterpiece boasts breathtaking panoramic views that will leave you spellbound. The most desirable spot in Athelstone- River Drive, adjacent to River Drive Reserve and Linear Park, where long term residents are reluctant to sell for good reasons! A property not to be missed out! Nestled on a generous land size of 742 sqm, with a massive building area of 316 sqm and an impressive frontage of 22.5 sqm, this property is a true gem. The moment you step into this vogue residence, you'll be greeted by the work-of-art arch windows in the living area that frames a picturesque hill view, while every other windows in the house provides equally stunning hill views or overlooks the lush greenery of the garden, creating a serene and tranquil atmosphere in every room. The impeccable décor throughout the home adds a touch of sophistication to every corner, making this property truly enchanting. The multiple-level floorplan has been thoughtfully designed with functionality and privacy in mind, offering separate zones for various activities. You'll find a formal lounge, a spacious living area, and a formal dining room, each exuding its unique charm and elegance. The kitchen features classic timber aesthetics that seamlessly blend with the overall design. As you explore the upper levels, you'll discover an extra study area, perfect for those who work from home or need a quiet place to focus. The four bedrooms, all with built-in robes, offer ample space for family or guests. The master bedroom is a true oasis, complete with an ensuite, a walk-in robe, and art deco-style windows that frame the captivating Hillview. The well-designed and meticulously maintained landscaping surrounding the property adds to its visual appeal and complements the classic architecture seamlessly. A fully replaced new roof ensures the structural integrity of the home. Although the bonus floor heating system is currently in need of repair, it promises cozy warmth once restored. Additionally, ducted heating and cooling systems guarantee year-round comfort. Parking is a breeze with a lockable double garage and automated garage door for convenience. Features: \* Architectural masterpiece boasts magnificent facade and large Arch windows \* Breathtaking panoramic views or greenery views from every each windows\* Multi-level and versatile floor offers separate zoning for functionality and privacy\* Ducted heating and cooling system with zoning control\* Double garage and automated garage door\* Massive build of 316 sqm and an impressive frontage of 22.5 sqm\* Well-designed and easy maintained landscaping with solid pavement \* Extra Storage room\* Bonus powder room next to the garage for your convenience\* Ducted Vaccum System Locality: - 5 mins to the reputable St Ignatius' College (one of the TOP and most popular combined school)- 3 mins to Athelstone Shopping Centre that homes Foodland, Eateries, Bakery, Chemist warehouse and more!- 4 mins to Max Amber Sportsfield- 4 mins to Thorn Park Reserve - 5 mins to Blackhill Conservation Park This exceptional property offers the perfect blend of classic charm and modern luxury, providing an idyllic lifestyle in a picturesque setting. Don't miss the opportunity to make this fairy tale come true - schedule your viewing and step into a world of timeless beauty and comfort! \*Disclaimer: Neither the Agent nor the Vendor accept any liability for any error or omission in this advertisement. Any prospective purchaser should not rely solely on 3rd party information providers to confirm the details of this property or land and are advised to enquire directly with the agent in order to review the certificate of title and local government details provided with the completed Form 1 vendor statement.