

# 31 Elizabeth Street, Port Macdonnell, SA 5291



## House For Sale

Saturday, 2 March 2024

31 Elizabeth Street, Port Macdonnell, SA 5291

Bedrooms: 3

Bathrooms: 2

Parkings: 3

Area: 1007 m2

Type: House



Elisha Beare  
0407213023

**\$649,000 - \$669,000**

Green Triangle Real Estate are excited to offer for sale 31 Elizabeth Street, Pt Mac Donnell. This well-presented brick & tile family home offers loads of extras and is conveniently located within walking distance to the seafront, shops & cafes, the grocery store, The sporting Club and the local Hotel. The property offers a Sizable 1007m<sup>2</sup> allotment fronting Elizabeth Street and expanding all the way back to Church Street, with access to the allotment from Church Street. You will love the well thought out floorplan featuring light filled, open plan kitchen, dining and lounge area with electric cooking, dishwasher, ample storage space and reverse cycle heating and cooling for your convenience. Three great sized bedrooms, 2 with built in robes, linen cupboards in the passage, a modern bathroom with bath, shower & Vanity, a separate toilet & the laundry off the kitchen. The spectacular alfresco dining area provides the perfect space & atmosphere for entertaining family & friends at any time of the year. Keep it closed in the Winter and open it up for a breath of sea air the summer. This light filled, cosy space is certainly the heart of the home offering comfort & versatility and leads to the second living area, 4th bedroom or office. Outside features include a single car garage with a remote roller door, neat established gardens & solar panels. The colour bond gates open to the rear of the allotment offering access to the modern transportable amenities block with a shower separate toilet, vanity and a mobile sauna, a generous shed with cement & power and a slow combustion wood heater plus a two-car carport. 31 Elizabeth Street, Port MacDonnell not only offers a spectacular family home with the perfect area for visitors, it also offers a subdivision opportunity S.T.C.A with room for an extra dwelling at the rear of the allotment with access from Church Street. This is an opportunity not to missed. Call Elisha today on 0407 213 023 to inspect this spectacular property and appreciate all that it has to offer.