

31 Neville Road, Thebarton, SA 5031

HARRIS

House For Sale

Wednesday, 10 January 2024

31 Neville Road, Thebarton, SA 5031

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Area: 407 m2

Type: House



Dijana Sladic
0418897400

Contact Agent

Blending modern updates with the admirable character of c1910, this must have residence holds a prime commanding corner position within one of the most desirable suburbs bordering our vibrant city-fringe. From the street, an authentic bluestone façade is lovingly framed by a bullnose verandah to maximise street appeal and situated on a generous easy-care 407m² allotment. The original footprint elegantly spans across polished timber floorboards, soaring ceilings and exquisite cornices. The grand and gracious hallway with arched detailing acts as a warm welcome and central connection to four exceptionally spacious and evenly proportioned rooms. Allowing you to configure as you wish, each of the three bedrooms and formal lounge are all anchored by divine heritage fireplaces or baroque mantels. Black and white classic bathroom with shower recess, separate bath, WC and exceptionally large laundry with storage. Eat-in kitchen/dining with freestanding gas cooker. Zoned to Adelaide and Adelaide Botanic High and you are a stone's throw to just about everything – walk to Brickworks Shopping Centre, Linear Park and a short commute to the city by bike, car, public transport or on foot. If you are after a caffeine hit or a bite to eat, you are spoilt for choice with lots of local cafés and popular eateries including Mister Sunshine, The Wheatsheaf Hotel, Bloom and the local Foodland. A short drive to even more shopping, restaurants and cafes on Henley Beach Road. It simply does not get much better than this. Even more to love:- Zoned for Adelaide & Adelaide Botanic High Schools- Garage & storage shed- Ducted Reverse Cycle air conditioning- Ceiling fans- Light-filled throughout- Four exceptionally large rooms- Soaring ceilings, exquisite cornices- Polished floorboards- Front verandah- Original outdoor WC- Beautiful street - Wrought iron front fence - Walking distance to Brickworks Marketplace, Torrensville Primary, Dove Street Reserve & Ashley Street Playground- Short drive to Royal Adelaide Hospital- 300m to bus transport This is an exciting offering and a sensational opportunity to acquire a character home in a location second to none. Simply move in and enjoy 'as is' or renovate and upgrade at your leisure. Specifications: CT / 5280/676 Council / West Torrens Zoning / EN Built / 1910 Land / 407m² Frontage / 17.37m Council Rates / \$1,995.30pa Emergency Services Levy / \$198.15pa SA Water / \$224.63pq Estimated rental assessment / \$630 - \$700 per week / Written rental assessment can be provided upon request Nearby Schools / Torrensville P.S, Cowandilla P.S, Flinders Park P.S, Richmond P.S, Adelaide H.S, Adelaide Botanic 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