

32 Mann Terrace, North Adelaide, SA 5006

Sold House

Friday, 13 October 2023

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Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 299 m2

Type: House



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\$1,500,000

Rare opportunity in the heart of tightly held North Adelaide, is finally on the market and ready for its next long and healthy life. Fall in love with the elegance of this c. 1880 villa, boasting a sandstone façade behind manicured yet easy-care gardens, intricate lacework, and front picket fence. Beyond the eye-catching façade, you'll find a charming interior space hosting a flexible well thought out floorplan that encompasses three bedrooms, two bathrooms, a formal lounge room, open plan design to the rear, outdoor entertaining, and a double electric lock-up carport for the whole family to enjoy. Heritage features such as high ornate ceilings, arched entryway, sweeping floorboards, and grand feature fireplaces will be sure to make your welcome warm. Expertly executed with sophisticated style, this is the epitome of city fringe living, that offers unparalleled value-for-money. Act quick, this one won't last long! Features to note:

- Sandstone frontage
- Decorative cast iron lacework
- Front picket fencing
- Soaring high ceilings and ornate ceiling roses
- Tesla Powerwall
- Ducted reverse cycle air conditioning (zoned)
- Archway entry
- Skylight to hallway
- Floorboards
- Double door access to front porch from formal lounge
- Built in robes
- Ceiling fans throughout the home
- Mezzanine to bed 3
- Built in robes, walk-in robe and ensuite to master bedroom
- Walk-in, waterfall shower with directional shower head
- Open plan kitchen, living and dining with split system reverse cycle air conditioning
- Additional formal lounge room
- Full sized bathtub to main bathroom
- European laundry
- Breakfast bar
- 900mm stove with gas cook top
- European tapware with hot and cold filtered water to kitchen
- Microwave alcove
- Fisher & Paykel two drawer dishwasher
- Decked outdoor entertaining with retractable shade awning
- Built in BBQ
- Double electric lock-up carport

Shopping and Local Conveniences:

- North Adelaide Village Shopping Centre
- Bus stops minutes from your front door
- Walkerville Terrace Shopping Centre
- North Adelaide Dog Park

Nearby Attractions/Entertainment:

- One minute walk to the trendy and historic Kentish Pub
- Fine dining available along Melbourne Street
- Walkerville Terrace offers popular café and eatery options including Coffee Institute.
- Popular O'Connell Street a short walk from home
- The Piccadilly Cinema
- River Torrens walking trail
- Adelaide Zoo
- Adelaide Oval
- The Botanic Gardens

Schooling:

- Zoned to Walkerville Primary, North Adelaide Primary, Adelaide Botanic High and Adelaide High Schools
- Walking or cycling distance to Wilderness School, and St Peter's College
- Universities and TAFE SA are all minutes away.

Method of Sale:

- Auction On Site at 1:30pm, Saturday 18th November 2023

Disclaimer:

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For more information:

- Feel free to contact Thomas Crawford of TOOP+TOOP Real Estate anytime on 0448 888 816.