

**34 Second Street, Mylor, SA 5153**

— Adelaide Hills

**House For Sale**

Wednesday, 17 April 2024

**34 Second Street, Mylor, SA 5153**

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Area: 1007 m2**

**Type: House**



Sam Oborn

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**\$775,000 - \$850,000**

Best Offer By Tuesday 30th of April at 1pm Located on a quiet street in the highly sought-after township of Mylor, this delightful home offers an excellent opportunity for both comfortable living and entertaining. With a whole lot on offer include a neat and tidy home, the separate studio, idyllic outdoor entertaining and so much more, this sure is an impressive opportunity! With a neutral palette throughout, the 1984 home makes for easy Hills living. Step inside to the light and bright living and dining area which overlooks the treetops. The modern kitchen is complete with induction cooktop, oven and dishwasher, while offering beautiful views from the window out to the lush backyard. Accommodation comprises of three spacious bedrooms all with built-in robes, allowing for comfort and functionality, serviced by the central bathroom with separate toilet offering practical living. A slow combustion heater in the living area provides optimal warmth for the chilly evenings with the added bonus of ducted reverse cycle air conditioning for year round comfort. Venture outside to discover the ultimate outdoor entertaining oasis, enjoy tranquil evenings on the deck or gather around the outdoor built-in pizza oven for alfresco dining experiences. Gardening enthusiasts will delight in the veggie patch potential, complemented by a garden shed with a concrete floor for added convenience. Just to add another asset to this hidden gem - there is a near new separate studio with its own split system air conditioner, offering endless opportunities for the perfect guest retreat, private study area, at home gym or art room. Enjoy regular walks to grab a coffee and cake from your new local, Verte or down to the oval with the kids or four-legged friends, life here is so easy. Just 10 minutes from Stirling and Hahndorf or a speedy 18-minute commute to the Tollgate. Mylor offers an ideal Hills lifestyle characterised by its natural beauty, vibrant community spirit and its practical location.