

**34 Wehl North Street, Mount Gambier, SA 5290**

**malseeds**  
REAL ESTATE

**House For Sale**

Friday, 3 May 2024

34 Wehl North Street, Mount Gambier, SA 5290

**Bedrooms: 5**

**Bathrooms: 2**

**Parkings: 5**

**Area: 701 m2**

**Type: House**



Jason Malseed  
0419032795

**\$890,000**

Jason Malseed is pleased to present this well maintained, Dolomite frontage, light and airy home with charm and character - spaciouly deceiving! In a perfect extremely central location; walk anywhere in CBD, playground across the road, coffee shop only 300m away and main street!! Ideal for a large family or two families living together, with a living quarters up and down stairs! The home is made up of 5 large bedrooms, 2 bathrooms and 5 car spaces. Professionally renovated while maintaining charm with ornate staircase, passage with original Baltic flooring, ceiling roses, original entrance and a large dining room with stunning feature original stained-glass piece. The home also has mostly aluminium windows. Downstairs:- A modern kitchen with Caesar stone bench tops, large walk in pantry, Westinghouse cooking and a dishwasher- 3 large bedrooms- Retro bathroom with separate bath, walk in shower featuring the Terrazzo floor which is popular at the moment- A separate toilet and large laundry and an abundance of storage/ linen press Upstairs:- Leading to the upper level is the wide wooden staircase leading to the upstairs living quarters with ducted gas heating- Large master bedroom with walkin wardrobe, laundry shoot, two-way ensuite with double sinks, bath, and walk in shower - Lounge room with a large skylight with a remote controlled shutter system- Cedar wall bar / games room with eight-ball table with great views over the town - Balcony with stainless steel railing - An additional 5th bedroom or study with built-in wardrobes and loft - Study nook/craft roomThe property has a secure backyard, covered outside entertaining patio off kitchen with clear blinds for shelter. 2 sheds, right of way to back of house for backyard access and an additional 2 high carports. Particulars:Council: City of Mount GambierZoning: Established NeighbourhoodCouncil Rates: \$435 p.q approx Water Supply: \$74.20 p.q approx.Sewerage Charge: \$105.79 p.q approx.