

36 Old Sturt Highway, Berri, SA 5343

partners

Sold House

Friday, 15 September 2023

36 Old Sturt Highway, Berri, SA 5343

Bedrooms: 3

Bathrooms: 1

Parkings: 2

Area: 1308 m²

Type: House

\$440,000

Appreciate this home on an elevated setting awash with natural light. Relax sitting at the front Pergola with a cup of tea and watch the sunset, with spectacular views of the Mallee. Beautiful ambience with surroundings, gardens which are gorgeous, full of seasonal colours. Spacious rooms through the entire floor plan. This much-loved family home is well-presented, it is reflected in all areas of the home inside and out. Three massive living areas, exposed beams, corner bar in the games room. Open plan kitchen dining, and family room with easy access to the second and third living areas, high ceilings, split system, combustion heater, evaporative comfort throughout the seasons. Good size butler's pantry with dishwasher, ample shelving. Beautiful, polished floorboards in the living areas, formal lounge carpeted, third with stunning crazy pavers. Three stunning bedrooms, main with ceiling fan, and stunning views of the rear garden, dry rock walls. Generous bathroom, individual bath and shower and vanity. Laundry outside under main rood. Fairytale back yard with beautiful, stunning gardens surrounding the home. Extensive pergolas with glory vines, succulents, seasonal flowers, mature plants surround this lovely home. BBQ area with rockery garden beds, tucked away in a corner of the garden a wine cellar. After a big day, relax in a spa with beautiful greenery surrounding this escape. Work shed flows with the structural colours of the main resident, an opportunity to make turn this into a guest house. Carport side access from Prior Street, second carport situated at the side of the home. This home is a true oasis, relaxing and vibrant waiting for the next family to call it home.

What you will Love:

- Abundance of lighting throughout
- Two living, games room with bar
- Butlers' pantry with ample shelving, Fisher & Paykel dishwasher
- All bedrooms with built-in robes, main with wall to wall, including draws
- Main bedroom views of the manicured garden
- Crazy pavers in third family/games room
- Stunning views, from the lounge kitchen and dining room
- Spacious living areas and open plan kitchen, hub of the home
- Exposed beams, VJ Panelling, polished floorboards
- Split system, ceiling fans, combustion heater, evaporative air conditioning
- Several pergolas, beautiful paved BBQ area
- Enclosed spa surrounded by lush greenery, access from the games room
- The tranquillity this home has to offer
- Glory Vines surround the home
- Solar panels 1.5kw
- Stunning mature gardens plantings of Adelaide roses, hibiscus, succulents
- Workshop flows from the exterior design of the main residence
- Carport for up to 2 vehicles
- Ample parking on side road on Prior Street

Additional Information:

- Berri Barmera Council
- Council Rates \$2328.50 approx. per annum
- Zoned Neighbourhood
- Land size 1308m²
- SA Water
- ESL
- Land Tax Payable