

37 Dalton Avenue, Aldgate, SA 5154

HARRIS

Sold House

Thursday, 9 November 2023

37 Dalton Avenue, Aldgate, SA 5154

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Area: 4 m2

Type: House



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A C1880 stone cottage is special in itself. But when that same cottage has never left the clutches of the very family its address was named after, it goes beyond special and becomes a story worth continuing on a sprawling 10-acre property of pure Hills bliss. Whether you bring the cottage back to life, reshape it, show it off like a proud photo on the wall, or cleverly connect it to a new build to create bold contrast between two opposing eras, one fact remains: it's a piece of history worth preserving. The property itself carries its own unique allure, gently rising until it finally reaches its boundary at Nation Ridge Road, opening up a world of possibilities as to where you can build a home that architecturally embraces its magical surrounds. Could you build toward the plot's highest point on that southern side, pitching a sweeping view back toward the cottage, your very own dam and the old stone-laden dairy that stand below? The dairy, much like the cottage, keeps close to Dalton Avenue and one of the multiple entry points that feature along it, ensuring a build on this northern side of the property comes with more cost-effective access for builders/trades and connection to the services already in place. You can't put a price on its history, the childhood stories the Dalton family will tell you, and the countless spots to simply sit and take in a parcel that changes by the season and never gets old. To be continued...More to love: -Proudly owned by the Dalton family since pre-1880 -The original symmetrical cottage retains its strong bones and could be restored/renovated -Multiple potential build sites -Beautifully presented, park-like grounds with fruit trees and ancient oak tree near cottage -Large dam -Old dairy doubles up today as extensive storage space -High capacity rain water storage - fed to the cottage -The property attracts an array of local wildlife, including kangaroos, koalas, birds and bandicoots -Ideally placed in historic Aldgate, just a 3-minute drive from its village centre -Just six minutes from Stirling -And much more. Specifications:CT / 5813/665Council / Adelaide HillsZoning / PRuLBuilt / 1880Land /10.4ACouncil Rates / \$3,399.62paEmergency Services Levy / \$235.20paSA Water / \$74pqEstimated rental assessment / Written rental assessment can be provided upon requestNearby Schools / Aldgate P.S, Mylor P.S, Bridgewater P.S, Heathfield P.S, Heathfield H.S, Oakbank School, Mount Barker H.S, Urrbrae Agricultural H.SDisclaimer: 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