

**37 Yettie Road, Williamstown, SA 5351**



**Sold House**

Friday, 1 March 2024

37 Yettie Road, Williamstown, SA 5351

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 5**

**Area: 832 m2**

**Type: House**



Nick Psarros  
0871236123



Alex Nilsen  
0432036907

**\$460,000**

Nestled in a serene and tranquil town bordering the southern edge of the Barossa Valley, this residence presents an ideal sanctuary. Whether seeking a scenic getaway or a fresh start, your new venture unfolds on this generously sized 832m<sup>2</sup> approx allotment. Step into the warm embrace of this inviting home, featuring an open plan layout that seamlessly integrates a spacious living area, complemented by a wood-fire heater for those chilly winter nights. Progressing further, discover the updated kitchen, complete with a breakfast bar and ample storage, promising a tasteful culinary experience. The sparkling bathroom, adorned with floor-to-ceiling tiles and laminate wooden flooring, enhances the home's aesthetic appeal. Two bedrooms, furnished with built-in robes and plush carpeting, provide a comfortable retreat for winding down after a day spent enjoying the outdoor entertainment space. Designed to accommodate year-round activities, from hosting gatherings to simple relaxation, this home offers a versatile living environment that caters to a variety of lifestyles. More Features:- Water tank- 6.6k/W solar panels- Wall air-conditioning- Electric hot water system- Undercover and decked outdoor entertainment- Expansive yard - Manicured front and back gardens - A bird aviary - 2x storage sheds, one larger perfect for the aspiring handyman- 2x driveway spaces + 4 car garage at the back of the property Bordered by the rolling vines of the Barossa and lush Adelaide Hills, Williamstown's enviable location makes it the perfect base to taste your way around two of South Australia's best wine regions. Positioned 50 km north-east of Adelaide, enjoy a scenic 60-minute drive into the city. Everything you need is just a short distance from the residence ranging between pharmacies, cafe's, aestheticians and schools! To place an offer on this property, please complete this Letter of Offer form <https://forms.gle/2P3oovTaZZ7VdYjS6> Disclaimer: Neither the Agent nor the Vendor accept any liability for any error or omission in this advertisement. Any prospective purchaser should not rely solely on 3rd party information providers to confirm the details of this property or land and are advised to enquire directly with the agent in order to review the certificate of title and local government details provided with the completed Form 1 vendor statement.