

**39 Lutterworth Street, Macclesfield, SA 5153**



**Sold House**

Tuesday, 5 December 2023

39 Lutterworth Street, Macclesfield, SA 5153

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 2**

**Area: 2022 m2**

**Type: House**



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**\$610,000**

Surrounded By Nature Nestled in the heart of Macclesfield, this charming 2 bedroom home offers a tranquil haven on a generous 2022m2 allotment. Built in 1994, this property boasts 9' ceilings, a spacious open plan living, dining, and kitchen area, all surrounded by the beauty of established trees and gardens. Positioned away from the road for seclusion and space to roam, this quiet no-through road property invites endless possibilities for a peaceful retreat.

**Internal Features**

- Built in 1994.
- Both bedrooms have built-in robes and ceiling fans.
- 9' ceilings.
- Reserve cycle air-conditioning.
- Open plan living, dining, and kitchen.
- Kitchen has great bench space, gas stove top, and a Bosch dishwasher.
- Good-size laundry.
- Second toilet in the laundry.
- Air conditioning unit in the living / dining room.

**External Features**

- 2022m2 allotment.
- Beautiful front porch.
- Undercover paved entertaining area.
- Rainwater storage.
- 2x sheds.
- Abundance of space for animals to play.
- Property is surrounded by established gardens and trees.

**Specifications:** CT: 5077 / 309  
**Council:** Mount Barker District Council  
**Zoning:** Deferred Urban - DU  
**Built:** 1994  
**Land:** 2022m2  
**Council Rates:** \$2500 approx.  
**Emergency Services Levy:** \$70 approx.

Positioned in the ever-growing township of Macclesfield, this home combines the tranquillity of a serene neighbourhood with convenient proximity to a variety of amenities. Just a quick 2 minute drive away, you'll find Macclesfield Primary School, while Mount Barker High School is a mere 15-minute commute. The local vicinity exudes a lively community atmosphere, with parks and shops within easy reach.

**Disclaimer:** 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 - property 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. RLA 278947