

# 4 Katharine Street, Port Noarlunga, SA 5167



## Sold House

Saturday, 12 August 2023

4 Katharine Street, Port Noarlunga, SA 5167

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 590 m2

Type: House



Marg Kneebone & Adam Farrelly  
0883821212



Adam Farrelly Marg Kneebone  
0401477767

**\$879,000**

Welcome to 4 Katharine Street... located in the heart of the very tightly held and sought after Township of Port Noarlunga, it's an opportunity of a lifestyle and lifetime. The Township is sought after for many reasons, we love that it offers both a fantastic coastal lifestyle along with being the perfect blend a friendly local Community and feeling like you're on holiday everyday. Only a short stroll to the stunning local beach and vibrant main street where you can choose between an array of cafés and restaurants, walk the Jetty at sunset with an ice-cream, plus enjoy all activities that the Onkaparinga river and beach offers including fishing, kayaking, surfing, snorkeling and so much more. This lovely elevated home offers lovely views over the Township and spacious open-plan living and entertaining. Multiple entertaining areas include a recently installed Stratco verandah on the Northern side of the house, a lovely private protected area, ideal as a carport and/or games area. The lovely tinted southern windows enjoy lovely views and outlook over the rear yard, relax and enjoy a cuppa and while taking in the vibrant township. Other features include:- 3 bedrooms, 2 living areas & 2 bathrooms (updated ensuite)- Sunken lounge with lovely bay widow- Open plan living with remote blinds- Ducted reverse-cycle air-conditioning- Stratco under-cover verandah with bar for fantastic entertaining- Modern kitchen with white cabinetry- Enjoy the private spa undercover- Large Solar System- New carpets- Only a couple of streets back from the Esplanade!!- Amazing potential to build up or re-develop in the future for even better views! All this while being just minutes from several local schools, Shopping Centres, bus stops and Noarlunga Centre with Train Station and Colonnades. All amenities close by while enjoy the coastal lifestyle. Here is your chance to be a part of Port Noarlunga! Year built // 1984 Land size // 590sqm (approx.) \*Best offers by Thursday 3pm 24th August 2023 (unless sold prior) For more information, please contact your local dynamic duo: Marg Kneebone - 0400144520 Adam Farrelly - 0401477767 RLA 321648#c21coast2vines Disclaimer: We are of the understanding that the information provided is accurate however we cannot guarantee accuracy and interested parties should make and rely on their own enquires to obtain legal and financial advice.