

4 Parkgate Place, Upper Sturt, SA 5156

ADCOCK

Sold House

Tuesday, 2 April 2024

4 Parkgate Place, Upper Sturt, SA 5156

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Area: 2210 m2

Type: House



Andrew Adcock
0418816874



Nikki Seppelt
0883884777

\$790,000

If only you could bottle the beauty this bijou retreat radiates – a 2-bedroom hideaway staged within a natural and self-sufficient paradise, waiting for the retro buyer to sweep it off its charming feet. Charm that instantly pulls you in. You'll arrive to patio entertaining under a cascade of vines, step inside for abundant timber, raked ceilings, stacked stone, pot belly stove ambience, and the respite of a wooded 2210sqm wonderland the active couple, first-home or project buyer can go to town on. Or forget town altogether - despite the fact you're a pivot to Stirling, Blackwood, and Belair from your no-through road privacy. Floor-skimming windows aim directly for the gardens, the open plan lounge upon entry blurring into casual meals, the meals edging the rear kitchen via the breakfast bar. Clean and compact, the cook's hub extends storage into a walk-in pantry, the original bathroom is an immaculate nod to 1979, and each north-facing bedroom features built-in robes and more soothing green through full-length panes. Bring your vintage pieces - they'll work superbly against tactile interiors that say anything goes, and like the pace this escape sets, there's no rush; save any potential plans for later (STCC) in particular, the colossal rear bathroom and separate WC. And as rampant as the gardens look, there's order to the beauty. Owner-designed grounds start with natives above, cottage gardens around the home, and a productive growing zone, edged by a firepit and BBQ area, at the base of the verdant block. Its rich pickings are made to elevate a cheeseboard: plums, macadamias, quinces, citrus, figs, berries, cherries, and mandarins; if you're into self-sustainability and seclusion, it can all start here... Wander the pathways, perch on a log or a bench seat, and give into the sensory overload such a lifestyle presents, birds and wildlife included. Close by (yet well out of earshot) is Upper Sturt Primary School, an 11-minute drive to St. John's Grammar and Blackwood's retail strip, and just 10kms to Mitcham. Why resist when you can indulge every sense? Sensory living in leafy surrounds: C1979 character log cabin-style home. Gorgeous native, verdant & productive allotment of 2210sqm. North-facing, vine-covered entertainer's patio. Open plan living with feature stone mantel & pot belly stove. Split system & ceiling fan comfort. 2 serene north-facing bedrooms with BIRs. Large original family bathroom (separate WC). Wood & garden shedding. Manual garden drippers on timers. Envirocycle Brand new 250L electric HWS. 6kms to Stirling | 8kms to Belair | 17kms to Adelaide. Easy access to St. John's Grammar. RWT for gardens, roof sprinklers & fire sprinkler system. A great first buy or retreat for empty nesters. And much more... Property Information: Title Reference: 5238/709 Zoning: Rural Neighbourhood Year Built: 1979 Council Rates: \$2,022.42 per annum Water Rates: \$74.20 per quarter *Estimated rental assessment: \$470 - \$410 per week (written rental assessment can be provided upon request) **Preferred Settlement: 2nd July 2024 Adcock Real Estate - RLA66526 Andrew Adcock 0418 816 874 Nikki Seppelt 0437 658 067 Jake Adcock 0432 988 464 *Whilst every endeavour has been made to verify the correct details in this marketing neither the agent, vendor or contracted illustrator take any responsibility for any omission, wrongful inclusion, misdescription or typographical error in this marketing material. Accordingly, all interested parties should make their own enquiries to verify the information provided. The floor plan included in this marketing material is for illustration purposes only, all measurement are approximate and is intended as an artistic impression only. Any fixtures shown may not necessarily be included in the sale contract and it is essential that any queries are directed to the agent. Any information that is intended to be relied upon should be independently verified. Property Managers have provided a written rental assessment based on images, floor plan and information provided by the Agent/Vendor – an accurate rental appraisal figure will require a property viewing.