

40 Harbison Road, Wallaroo, SA 5556

HARRIS

House For Sale

Tuesday, 13 February 2024

40 Harbison Road, Wallaroo, SA 5556

Bedrooms: 4

Bathrooms: 2

Parkings: 9

Area: 1 m2

Type: House



Tim Hosking



Craig Costello
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Expressions of Interest

Nestled on 2.5 acres of coastal countryside, this spacious 1998-built home offers a tranquil retreat surrounded by established gardens and grounds. A peaceful haven awaits, where the beauty of nature merges seamlessly with comfortable living near the Wallaroo coast. Reach out to Tim Hosking for the expected Market Range with the \$EOI process. The heart of the home unfolds into a large open-plan area encompassing the kitchen, meals and living spaces – an inviting setting for relaxed gatherings and everyday living. Additionally, a generous formal lounge awaits at the front of the home, providing a cozy retreat for quiet moments or entertaining guests. There is also a lovely alfresco area on the eastern side of the home with a tranquil garden area. Indulge in the luxury of a third living area, a sprawling rumpus room offering endless possibilities for recreation and leisure. The home has four generously sized bedrooms, including a master bedroom with walk-in robe and ensuite. The remaining three bedrooms, two of which feature built-in robes, are thoughtfully positioned around the main bathroom, ensuring privacy and convenience for all occupants. The home is kept comfortable with reverse cycle air conditioning ducted to the whole home. Outside there is a fenced yard to contain children or pets. The property boasts two impressive sheds, ideal for storing equipment, vehicles, or pursuing hobbies. The sheds are both 12m deep, with one 7.7m wide and the other is 6m wide, between them is a sealed breezeway creating storage and the perfect spot for the backup generator. Beyond the comforts of the home, discover additional features that enhance the lifestyle on offer. There is 3phase power connected from the street, solar array provides energy efficiency, while a backup generator offers peace of mind. Plus, with over 100,000 litres of rainwater storage connected to the home and mains water connected... power and water bills should be a thing of the past. Situated on a quiet street just minutes from the coastline, boat ramp, public hospital, and a number of dining and shopping opportunities, this property offers the perfect balance of tranquillity and convenience. Don't miss the opportunity to make this idyllic retreat your own – a rare find in today's market. Come to an open or call to arrange a private inspection. Tim Hosking and HARRIS, doing things differently on the Copper Coast. Specifications: CT / 5293/395 Council / Copper Coast Zoning / RUL Built / 1998 Land / 10120m² Council Rates / \$2,170.90pa Emergency Services Levy / \$90.80pa SA Water / \$70.80pq 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 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. RLA | 226409