

**408 Bayliss Road, Tatachilla, SA 5171**



**House For Sale**

Wednesday, 3 April 2024

408 Bayliss Road, Tatachilla, SA 5171

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 6**

**Area: 4047 m2**

**Type: House**



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**\$1.3m - \$1.4m**

This eye-catching lifestyle property sits on just over an acre of land is just gorgeous in what it has to offer. Situated in tightly held Tatachilla the property provides not only a sense of privacy but country style living with city convenience. The attention to detail and improvements to this property have completely transformed it into an outstanding opportunity with luxury appointments to enjoy. Let's start with 4 good size bedrooms with the main having attractive barn doors into the ensuite and with ceiling fan. Beds 2 & 3 are also of good proportions with birs and ceiling fans. Bed 4 can be an optional study or 3rd living area. The generous kitchen with large walk-in pantry or store invites you in with its striking granite benchtops, dish drawer dishwasher, gas hotplate with rangehood and walk in pantry is brought to life with the sleek Marri flooring which flows through the dining and into the lounge. Potentially 3 living areas incorporating central dining, lounge room with combustion heating and c/fan plus optional 4th bedroom or studio/office. The main bathroom is inviting with its neutral tones with adjacent laundry area and toilet. Reverse cycle ducted throughout offers all year-round comfort. The home also has gas hot water and 3kw solar. Outside is truly amazing in its appearance as well with meandering paths taking you on a stroll under large avocado trees which are the perfect spot to relax and take it easy. A bonus is the sizable 15m x 7.5m implement shed with concrete floors and power plus 28000l rainwater storage. At the rear of the property is another studio/retreat with attached workshop or storage with further rainwater storage and woodshed. Entertaining here is on another level with attractive inground pool accompanied by its own relaxed style pavilion to enjoy. The home has a huge, pitched roof and paved entertaining area with attractive views over the property which the friends and family will fall in love with. The manicured gardens that surround the home offer a blend of fruit trees and natives and include a few large avocado trees. Plenty of parking areas all-round the property and at the rear offers a chook run, woodshed and further rainwater storage. This truly beautiful country cottage is up for grabs in this tightly held premier location. Features: \* 4047m<sup>2</sup> of land \* 4 bedrooms \* 2 Styled Bathrooms \* Stunning Granite Kitchen \* Sleek Marri Flooring \* R/C Ducted Air-Conditioning \* Instant Gas Hotwater \* 3kw Solar \* Inviting inground pool with pavilion \* Huge pitched entertaining area \* 12.5m x 7.5m Implement shed \* Studio with attached workshop \* Ample rainwater storage \* Chook run \* Manicured gardens All floor plans, photos and text are for illustration purposes only and are not intended to be part of any contract. All measurements are approximate and details intended to be relied upon should be independently verified. (RLA 222182)