

44 Peggy Buxton Road, Brukunga, SA 5252

ADCOCK

House For Sale

Monday, 6 November 2023

44 Peggy Buxton Road, Brukunga, SA 5252

Bedrooms: 5

Bathrooms: 2

Parkings: 4

Area: 2 m2

Type: House



Andrew Adcock
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Best Offers by Tues 21st Nov at 11am

Natural highs assured in gum-studded glory...You'll engage with the gum-studded seclusion the minute you enter the solar powered remote front gates; the tranquil rise greeting an epic 2.413ha outpost assuring calm, connection, and every creature comfort...Just 10 mins from Nairne or Woodside, everything in this owner-designed up to 5-bedroom home has been meticulously considered, right down to the calming palette inspired by the nearby quarry; next is durable vinyl plank floors, superb insulation, full height panes for daylight and outlooks, plus over-sized bedrooms each with robes and ceiling fans.You'll roll up to superior shedding – a 3-bay garage/workshop with a 2-bay carport plus a fully lined shed-studio; its gym persuasion could train the town of Brukunga, with all-purpose practicality and roller door vehicle access.Honouring your privacy, the master bedroom with a walk-in robe and ensuite joins the 5th bedroom/office upon entry, well distanced from the 3-bedroom kids' wing also fully enamoured by views. Entertainers, your hook sits above the water tank: a virtual party platform bathed in serenity under an all-weather gazebo guise with café blinds, old mine views, and an unbeatable natural gaze; grab the drinks...Spellbinding views from both sides of the central open plan living zone distract you from its scale as the combustion fire brings winter cosiness; the clean, white kitchen - right through to its ASKO dishwasher and electric appliances - links the space with breakfast bar seating.Views are also guaranteed in the family bathroom; wrinkly fingers will be ignored as bath bliss wins beside dual aspect panes; and in 3-way harmony, no one need disturb you.The only disturbance outside is the morning magic of birds and wildlife; around you, native orchids, winter rock ferns, sheoaks, gums, aggies and daisies add the rainbow of garden colour where the kids can grow vegies or gather eggs from the chook-mahal.It's the natural high you never knew you needed. Immerse yourself...Discover calm in a gum-studded disconnect:Steel-framed Weeks Peacock built home (c2006)Stunning views right across 2.413ha of serenity15m x 9m* 3-bay shed + 2-bay carport.10m x 10m* fully lined studio powered by 12-volt solar with battery box.9m x 9m* entertainer's gazebo with 360-degree viewsCloakroom/store upon entryMaster with WIR & ensuiteExceptional open plan living - billiard table included.Saxon slow combustion fire with water jacket for water heatingSplit system R/C A/C + ceiling fans2.1kW solar – 21 panels30,000-gallon concrete rainwater tank that supplies the house5,000-gallon fire tank with hose reel & roof sprinklersMains water available – not connected.Envirocycle system*Measurements approx. Property Information:Title Reference: 5412/154Zoning: RuralYear Built: 2006Council Rates: \$2,633.57 per annumWater Rates: \$74.20 per quarter (mains water available but not connected)*Estimated rental assessment: \$tba per week (written rental assessment can be provided upon request)Adcock Real Estate - RLA66526Andrew Adcock 0418 816 874 Nikki Seppelt 0437 658 067Jake 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.