

45 High Street, Glenelg, SA 5045



House For Sale

Monday, 22 January 2024

45 High Street, Glenelg, SA 5045

Bedrooms: 3

Bathrooms: 2

Parkings: 4

Area: 217 m2

Type: House



David Ferrari
0431073140



Brad Porter
0437853989

Best Offers by Tuesday 20th Of Feb at 1:00 PM

Embrace the vibrant buzz of Glenelg while retreating to your private oasis at 45 High Street. This modern townhouse whispers possibilities: imagine sunrise coffee on your balcony overlooking the sun-drenched streets, lazy afternoons soaking up rays in the courtyard, and starlit evenings entertaining friends by the BBQ. As you step inside, bask in the gentle play of light across the expansive open-plan living space. Polished timber floors create a seamless flow, linking to a well-appointed kitchen boasting a modern gas cooktop stove, oven, and dishwasher for added convenience and functionality. The brushed gold tapware and kitchen cabinet handles not only contribute to a sense of class but also integrate seamlessly with the adjoining dining area. A chic central island stands as an invitation to engaging conversations and culinary explorations. Meanwhile, generously sized windows, adorned with plantation shutters, frame the picturesque afternoon light, bringing the beauty of nature indoors. Whether you're indulging in your favourite movie or seeking relaxation, the formal lounge and dining area offer an inviting space. There's abundant room for a sizable dining table and a comfortable 6-person lounge. The raised ceiling, coupled with the glow of LED lights, enhances the overall sense of space and size, creating an atmosphere perfect for unwinding and entertaining. Extend your entertainment to the outdoors, where the true magic happens in your private courtyard. Effortlessly open the timber bi-fold doors to fashion an indoor/outdoor living space. Picture delightful alfresco feasts and morning coffees bathed in the warmth of the rising sun, or intimate gatherings lit by twinkling fairy lights. This secluded haven seamlessly extends from the well-thought-out floorplan and living space, creating a delightful sanctuary in the heart of Glenelg. Ascend the stairs and find yourself in the serene lounge room, a perfect haven to sit back and read without interruption. Three generously sized bedrooms invite you to unwind, each bathed in natural light and equipped with built-in wardrobes and plantation shutters for maximum comfort. Each bedroom provides ample space for a king-size bed and personal touches. The master bedroom is a luxurious retreat with a carefully designed ensuite, featuring sleek lines and contemporary finishes that promise a pleasantly indulgent escape.

Key Features:- Three generously sized bedrooms- Master bedroom features a built-in wardrobe, private access to balcony, and an ensuite with vanity, toilet, and shower.- Modern open-plan living: Light-filled and ideal for entertaining.- Gourmet kitchen: Stainless steel appliances, ample bench space, and island bench.- Central upstairs guest bathroom with vanity, toilet, shower, and bath.- Separate downstairs powder room with toilet- Private courtyard: Your tranquil oasis for outdoor living.- Balcony: Capture the vibrant energy of Glenelg streets.- Polished timber floors: Adding warmth and character.- Secure single garage: Keep your car safe and protected.- Prime location: Steps from the beach, cafes, and all the delights of Glenelg. Beyond the walls of 45 High Street lies a world of possibilities. Toss the car keys aside and embark on a short stroll down the iconic Jetty Road Glenelg, just a mere 300 metres away. Feel the sand beneath your toes in the azure waters of the beach, relish culinary delights from world-class restaurants, or immerse yourself in the vibrant atmosphere of Glenelg's buzzing heart. This is a home that extends an invitation to live life to the fullest, a blank canvas awaiting the brushstrokes of your cherished memories. Don't miss your chance to experience this sun-kissed haven for yourself. Contact Belle Property Glenelg today and arrange your private viewing.

Specifications: Year Built / 2003 Land Size / 223 M2 Council Rates / \$564 PQ Water Rates / \$326 PQ Rental Estimate / \$845 - 875 PW While we have gathered information from what we believe to be reliable sources, we cannot guarantee its accuracy. We accept no liability for any errors or omissions, including those related to a property's land size, floor plans, condition, and age. We advise interested parties to conduct their research and seek legal counsel. RLA 254416.