

**47 Northern Avenue, West Beach, SA 5024**



**Sold House**

Wednesday, 4 October 2023

47 Northern Avenue, West Beach, SA 5024

**Bedrooms: 6**

**Bathrooms: 2**

**Parkings: 5**

**Area: 605 m2**

**Type: House**



Samuel Parsons  
0431934575



Tom Royal  
0433351550

**\$1,580,000**

Custom designed and built circa 2010 this expansive residence offers approximately 450sqm of undercover living space, set over two majestic levels. Positioned on a generous 605sqm allotment with private and secure front and rear yards, there is room for the whole family. Offering a light filled and flexible floorplan that can easily accommodate up to 7 bedrooms if required, with multiple indoor and outdoor living spaces. Set in one of Adelaide's premier seaside suburbs with all local amenities within walking distance, including the beach. Zoned for Henley High with numerous quality private schooling options within close proximity. With the building industry at record pricing levels and time delays, why wait? With nothing left to do except simply move in and enjoy, don't miss this exciting opportunity just in time for summer. Enriched with many fine attributes throughout including: - Spacious main living / dining room leads out to the outdoor alfresco, ideal for entertaining. - Large rear deck / pergola area with outdoor blinds and ceiling fans. - Family kitchen features stone bench tops, MIELE dishwasher, near new SMEG oven, grill and gas cooktop, puratap and plenty of cupboard storage. - Dedicated home office positioned off the main hallway. - Gym room or potential second home office. - Optional 6th bedroom on the ground floor. - Upstairs the luxurious double sized master suite includes both a built in robe and walk in closet, ensuite including a spa bath, shower and dual vanities with the bonus of a private adult's balcony. - Roomy home theatre / rumpus room. - Bedrooms 2, 3, 4 & 5 are all a great size and include built in robes and ceiling fans. - Main bathroom includes a powder area, separate toilet, bath and shower. - Additional upstairs study nook. - Practical laundry, with an additional downstairs powder room. - Double garage with drive through access to the carport, offering under cover parking for 3 vehicles, or room for a boat / trailer / caravan. - Manicured front and rear yards ideal for children and pets. Other features of the home include: - Zoned R/C ducted system throughout, with a separate split system unit in the upstairs theatre room. - Quality plantation shutters throughout. - Combination of new plush carpeting and modern floor tiles. - Freshly painted internals and externals. - Security alarm system. - Tool shed. All this and more in the highly sought after coastal suburb of West Beach. With easy access back into the Adelaide CBD via Sir Donald Bradman, this central location ticks all the boxes. Contact Agents for further information, inspection is a must! RLA183205