

**49 Borrow Street, Freeling, SA 5372**



**House For Sale**

Saturday, 15 June 2024

49 Borrow Street, Freeling, SA 5372

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 1**

**Area: 1224 m2**

**Type: House**



Michael Dittmar  
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## Auction Online | Unless Sold Prior

Michael Dittmar and Lee Thomas are proud to present to the market 49 Borrow Street, Freeling! This well presented, ex Hickinbotham display home features 3 Bedroom, 2 bathroom and is perfectly located in the heart of Freeling. The ideal property for families, first home buyers and investors alike! As an ex-display home, it boasts top-of-the-line construction and premium finishes, showcasing the finest craftsmanship. Enjoy a thoughtfully designed floor plan that includes 3 spacious bedrooms, two bathrooms, and a single carport. The open-plan living and dining area is perfect for entertaining, while the kitchen features wall mounted oven & grill and built-in stovetop. The master bedroom offers a private retreat with a generously sized walk-in wardrobe and an en-suite bathroom, providing a perfect blend of convenience and comfort. While Bedrooms 2 & 3 include built in wardrobes and large windows filling the rooms with natural light. The generously sized backyard is ideal for a children's play area, vegetable garden or for simply unwinding in your private sanctuary. Large shedding provides an ideal option for a workshop or additional storage option for gardening equipment. Nestled in the community orientated town of Freeling, you are located with close proximity to Freeling Foodland, Freeling Primary School, cafes, and parks. Situated on the cusp of the Barossa Valley Wine Region, you'll have easy access to the multitude of Wineries and restaurants in the region. Stay connected with surrounding towns and Adelaide CBD with the use of the Northern ExpressWay. Features: • The L shaped lounge room features two large windows to fill the room with natural light. • Kitchen includes views to the backyard and generous storage and countertop space. • Electric cooktop makes meal preparation a breeze! • The dining space flows into the living area which creates a smooth transition when entertaining friends and family. • Living space features a wood fire combustion heater, perfect for those winter months. • Main bathroom features a shower, bathtub and separate toilet for added convenience. • Single car carport is a great secure off street parking option. • 2x rainwater tanks on the property make garden watering simple and easy! More Info: Built - 1990 Land - 1224 sqm (approx.) House - 164sqm (approx.) Zoned - EN - Established Neighbourhood Council - LIGHT To register your interest please phone Michael Dittmar on 0451 670 631 or Lee Thomas on 0415 947 572. The safety of our clients, staff and the community is extremely important to us, so we have implemented strict hygiene policies at all of our properties. We welcome your enquiry and look forward to hearing from you.\*Disclaimer: Neither the Agent nor the Vendor accept any liability for any error or omission in this advertisement. 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. Any prospective purchaser should not rely solely on 3rd party information providers to confirm the details of this property or land and are advised to enquire directly with the agent in order to review the certificate of title and local government details provided with the completed Form 1 vendor statement. RLA 284373