

50 Francis Street, North Brighton, SA 5048

HARRIS

Sold House

Friday, 17 November 2023

50 Francis Street, North Brighton, SA 5048

Bedrooms: 3

Bathrooms: 1

Parkings: 2

Area: 732 m2

Type: House



Marco Wenzel

0481090830

\$1,102,000

Bursting with scope and balancing deco soul with contemporary appeal, 50 Francis Street is a truly enticing opportunity. Whichever way you look at the vast block, mid-century home, and prime placement for the finest of North Brighton at your doorstep, the future looks bright. A stately facade with deco curves is expertly offset with circular drive and lush gardens, fronting a full-scale family footprint spanning dual living areas and three generous bedrooms, endlessly capable of hosting any configuration you require. Combining stone-look benchtops and gas cooktop to create a worthy home hub, a central kitchen boasts sit-at island bench overlooking sit-in dining area for effortless meal service. A family bathroom with corner spa and wide vanity, separate WC and rear laundry compete the floorplan with further utility, ensuring a seamless rush hour. Breezy entertaining is catered for by alfresco area overlooking north-facing rear yard, ready to host morning coffee outdoors or milestone celebrations with your nearest and dearest. Ample lawns are sure to please the smallest and fluffiest family members, while an extensive rear garage with driveway access is on hand for passion projects aplenty. Mere moments to the beach, either by car or leisurely stroll, for summers spent waterside or winters spent exploring the esplanade. Numerous amenities in close reach, with Hove Foodland, Jetty Roads at Glenelg and Brighton, and Westfield Marion all in easy proximity. Walking distance to Warradale and Paringa Park Primary Schools and Brighton High for a streamlined school run. Only 20 minutes to the CBD, or harness nearby Hove train station for a quick commute. You're in the driver's seat for the next chapter. It could be a first home, new address for your dream project, a clever development (STCC), a sturdy investment to start or expand a portfolio, an enviable restoration or reimagining, or a mix of all the above. All you need to do is start imagining...More to love: • Off-street parking with rear yard access • Additional off-street parking • Split system air-conditioning to lounge and bedroom • Ceiling fans • Separate laundry with external access • Garden shed • Slate tiled floors, floorboards and soft grey carpets • Wide picture windows • Decorative cornices

Specifications: CT / 5500/631 Council / Holdfast Bay Zoning / General Neighbourhood Built / 1951 Land / 732m² Frontage / 17.86m ES Levy / \$166.40pa SA Water / \$192.40pq Council Rats / \$1,544.55pa Estimated rental assessment: \$490 - \$520 p/w (Written rental assessment can be provided upon re) Nearby Schools / Paringa Park P.S, Warradale P.S, Darlington P.S, Brighton Secondary School, Springbank Secondary College

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