

**58A Whittington Street, Enfield, SA 5085**



**House For Sale**

Wednesday, 6 March 2024

58A Whittington Street, Enfield, SA 5085

**Bedrooms: 4**

**Bathrooms: 3**

**Parkings: 2**

**Area: 411 m2**

**Type: House**



Tristian Kennedy  
0432898363



David Upadhyay  
0469003052

## Auction On-Site Saturday 23rd March 2:30PM

Only 10km from the city and central to a wide range of vibrant shopping centres, large and small, this as-new designer four-bedroom home is tailor-made for domestic bliss. By positioning its luxe accommodations just the right distance from the spacious living and dining zones, this beauty's next owners can look forward to entertaining with ease and retreating to peaceful retreats afterward for rejuvenating respite. A sociable layout places a showstopping designer kitchen and butler's pantry at the heart of the home, overlooking a combined dining and living space that extends seamlessly through twin glass sliders onto an 18sqm covered alfresco patio where a built-in outdoor kitchen offers a cook top, wash basin and welcome under bench storage. The sleeping quarters are largely contained to the upper level where there are 3 bedrooms, two with walk-in robes - including the street-facing master suite with its 5m long private balcony and elegant ensuite. Two other full bathrooms, one upstairs and one below to service the 4th bedroom, are equal in sophistication to the ensuite, with floor-to-ceiling tiling and floating vanities; one even boasts a lush, black-finished freestanding tub. Throughout the home, high-end fixtures and finishes prevail with luxe large format floor tiles downstairs, sumptuous hybrid timber floors above, feature pendant lights over the dining bar and dining area, matt-black tapware, and frameless glass shower enclosures. Security is also on point with street entry through an electric driveway slider to the double garage and pedestrian gate. If your wish is to educate the kids locally, there are 5 primary schools within 3.5km of this front door - including Blair Athol North which is only a 13-minute walk - and you're zoned for nearby Roma Mitchell Secondary College. The local sporting field is just around the corner for stretching human and pooch legs, and with retail and grocery hubs all around you including Enfield Plaza, Northgate and Northpark Shopping Centres, along with the bustling Churchill Centre - it's a smorgasbord of choice on shopping day.

**FEATURES WE LOVE**

- Sociable layout with the combined internal living/dining spaces downstairs opening onto a big covered alfresco patio with cook top, basin and storage
- Designer kitchen with stylish mix of black and timber joinery finishes, pendant lights, a waterfall benchtop over the island breakfast bar, and a big stainless gas cooker
- Adjacent butler's pantry with double sink, dishwasher, and mega bench space
- 4 luxe bedrooms: 1 down with a built-in robe and 3 above (2 with walk-in robes)
- Spectacular master suite with elegant ensuite, huge walk-through robe concealed behind the bed, sliders onto a 5m long balcony with glass balustrade
- 3 exquisite bathrooms including 2 full bathrooms - 1 upstairs with a freestanding tub, and 1 down; all boast deluxe floor-to-ceiling tiling, frameless glass showers, matt black tapware, floating vanities and semi-recessed white basins
- Easy-clean large format floor tiles downstairs switching to sumptuous hybrid timber above
- Ducted A/C complemented by stylish black ceiling fans
- Massive walk-in storeroom under the staircase for suitcases and sporting gear
- Solar system with 13.4kw Canadian solar panels and Tesla power wall batteries
- Automatic irrigation system
- Secure street entry through electric pedestrian gate and driveway slider up to auto-entry double garage with access into the house and to backyard
- Fully fenced child and pet-friendly fenced rear yard with a central water feature, no-mow synthetic turf and low-maintenance garden beds

**LOCATION**

- Central to a smorgasbord of shopping centres, big and small
- Take a short walk to specialty stores at Enfield Plaza or hop in the car to hit Northgate shops in 7 minutes, Costco at the Churchill Centre in 8, or Northpark in 9
- 5 primary schools within 3.5km - with Blair Athol North B-6 School nearest at only .9km
- Zoned for Roma Mitchell Secondary College, only a 5-minute drive
- Walk to nearby St Albans Reserve sporting oval for a kick of the footy or drive to the Adelaide Aquatic Centre in 14 minutes for some pool time

**Auction Pricing** - In a campaign of this nature, our clients have opted to not state a price guide to the public. To assist you, please reach out to receive the latest sales data or attend our next inspection where this will be readily available. During this campaign, we are unable to supply a guide or influence the market in terms of price.

**Vendors Statement:** The vendor's statement may be inspected at our office for 3 consecutive business days immediately preceding the auction; and at the auction for 30 minutes before it starts.

**Grange RLA 314 251 Disclaimer:** As much as we aimed to have all details represented within this advertisement be true and correct, it is the buyer/ purchaser's responsibility to complete the correct due diligence while viewing and purchasing the property throughout the active campaign.

**Property Details:** Council | PORT ADELAIDE ENFIELD Zone | GN - General Neighbourhood \\ Land | 411sqm (Approx.) House | 287sqm (Approx.) Built | 2023 Council Rates | \$TBC pa Water | \$TBC pq ESL | \$TBC pa