

# 59 Tuit Road, Maslin Beach, SA 5170

## Sold Acreage

Sunday, 20 August 2023

59 Tuit Road, Maslin Beach, SA 5170

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 10**

**Area: 5 m2**

**Type: Acreage**



John Lewis  
0429130444



Nick van Vliet  
0416088556

**\$2,000,000**

Another property sold. Contact Nick or John for all your property advice Coastal serenity on 13.5 acres Perfectly tucked away only 500m from the coast is this brilliant 13.5-acre lifestyle property. Rarely does such a significant land holding with a home and improvements present this close to our stunning coastline. This nicely updated North facing home enjoys a combination of rural and coastal views with 4 bedrooms, 2 bathrooms, and dual living spaces. The property itself offers a host of inclusions including secure shedding with 3-phase power, a car hoist, and an inground swimming pool

**What We Love About The Property;**

**Indoors;**

- The North facing semi-open plan living/dining/kitchen with dual living areas enjoys both uninterrupted views and warmth from the winter sun. The open fireplace and slow combustion heater add warmth and ambiance, and the 3 split systems for heating/cooling keep the entire home comfortable all year 'round
- Stylish updated kitchen offers Bamboo benchtops and glass splashback, Impressive Falcon double oven/5 burner gas stovetop and rangehood, dishwasher, and large walk-in pantry
- Spacious main bedroom with ceiling fan, split system, walk-in robe, and brand new ensuite featuring double vanities, glass screen shower with recessed shelf, floor-to-ceiling tiles, toilet, and stylish black tapware
- Bedroom 2 has a split system, ceiling fan, and built-in 'robe
- Bedroom 3 has a ceiling fan and built-in provision
- Bedroom 4 has a ceiling fan and is currently used as a home office
- Family bathroom has shower, bathtub, and vanity, with a separate toilet
- Laundry has a good amount of bench space and storage

**Outdoors;**

- 3 large sheds totalling (approx.) 250sqm of shedding with 3 phase power and car hoist to the main shed which has concrete floors, power, and lights
- Double car garage with remote roller doors and internal access into the home
- Salt chlorinated inground swimming pool with solar heating and gazebo for relaxing in the summer months
- Paddocks are currently cropped by a local farmer with some income generated. This arrangement can continue or bring in your own livestock or possibly build some overnight accommodation (stcc), the choice is yours
- Plenty of space for kids to ride horses or motorbikes and enjoy the great outdoors

**Services;**

- Mains (3 phase) power, water,
- Aerobic sewer system
- 4 KW solar system
- 100KL concrete rainwater tank
- Solar boosted electric hot water system

Welcome to the good life. Enjoy the smell of sea air and the sand between your toes at stunning Maslin Beach or the Instagram hot spot of Port Willunga. Both beaches are within an easy walk or bike ride. Located on the doorstep of the world-famous McLaren Vale wine region and less than an hour from the CBD. The position is perfect. Come & check it out, you're gonna love it!

**OUWENS CASSERLY - MAKE IT HAPPEN™ RLA 275403**