

6 Border Road South, Donovans, SA, 5291

Sold House

Wednesday, 26 July 2023



6 Border Road South, Donovans, SA, 5291

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Type: House



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Spacious River Living

Welcome to 6 Border Road South, Donovans The perfect place to reside all year or holiday anytime!

This spacious brick home is surrounded by established gardens & lawn on a generous allotment of approx 4513m², the ideal space to house the boat, caravan, trailers and more!

This home is set back from the road, providing ideal privacy & easy access up to the main residence & the 6m x 4m colourbond shed with roller door, concrete floor, power & lighting. Not far away is the 4.8 x 9m long pergola, the ideal 'all year round' outdoor entertaining space with roller blinds, lighting & direct access to the open plan area of the home.

As you step into the main hub of the home, the open plan living, dining & kitchen, you'll start to understand and appreciate the generous sizing of this home. The kitchen provides an abundance of bench & cupboard space, pantry cupboard, updated cook top, rangehood, electric oven & grill, double sink & food grinder.

The large reverse cycle split system & wood fire which has been re-conditioned, sits in the open plan area but flows through all areas of the home to take care of your heating & cooling needs.

A formal living space sits at the front of the home the 4th bedroom / studio / office sitting close by with built in robes and measures 6m x 3.8m - plenty of flexibility available for this room!

The master bedroom is generous in size with a ceiling fan, great natural light & provides a walk-in robe with plenty hanging and shelving plus an ensuite with a walk-in shower, toilet & vanity. Bedrooms 2 and 3 are also fitting with large floor to ceiling built in robes with a desk section aswell.

The main bathroom isn't far away and provides a shower over bath & vanity plus a separate toilet for convenience. The laundry has great storage, wash trough and rear door access to the enclosed patio/carport & rear yard.

Moving outside you'll find plenty of extras including the rear patio/carport space measuring approx 13.9m long - ideal for storage, additional entertaining or workshop area, rainwater tanks, bore to the home, additional sheds & low maintenance yards.

This is a rare opportunity to be able to purchase & enjoy your own piece of paradise along the river. Donovans is a thriving & popular township with relaxation & fishing in mind. Located only approx 25 minutes from Mount Gambier SA and a short 10 minutes to Nelson, VIC hosting a general store, caravan park, pub & much more!

Call Bianca Taylor, 7 days, on 0407 613 346 or email bianca@thepropertycosa.com.au

Additional Information:

Land Size: Approx 4513m²

Building Size: Approx 82m²

Council Rates: Approx \$440 per quarter

Emergency Services Levy: Approx \$16.25 per annum

Age of Building: Approx 1990

Rental Appraisal: \$400 - \$420 p/w