

6 Church Place, Campbelltown, SA 5074



Sold Other

Monday, 23 October 2023

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Bedrooms: 4

Bathrooms: 2

Parkings: 3

Type: Other



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\$922,500

This exceptional family home offers the ultimate lifestyle, providing all the amenities and comforts you desire within arm's reach. Grandeur oozes from the home with high ceilings, sunlit spaces, quality finishes, and ample space throughout. As you step onto the inviting front porch, you are greeted by a private courtyard, ready to enjoy a relaxing morning coffee, and setting the stage for the feel of this home. You'll be welcomed into a bright and airy family room adorned with a cosy gas heater and exposed brick walls. Flow through to a spacious formal dining area and a well-appointed kitchen, featuring modern conveniences such as a dishwasher, a walk-in pantry, gas cooking, a breakfast bar, abundant cupboard storage, and a stunning blue tiled backsplash. Find seclusion in the private quarters of the home consisting of four generously sized bedrooms, each adorned with plush carpets for added comfort; the master bedroom features a private ensuite and a built-in robe for functionality. The fourth bedroom also offers a built-in wardrobe to easily store your belongings. The main bathroom provides a well-equipped space to unwind, with a glass shower, a bathtub, vanity storage, a heated towel rack, floor-to-ceiling tiles, and a separate toilet for added convenience. Near the bedrooms, you'll find a second lounge area ready to relax with the family, featuring floor-length mirrors and direct access to the outdoor entertaining area. The impressive backyard offers an entertaining verandah, a grass filled garden space, and access to the open workshop, set at the rear of the double carport. The additional single garage offers versatility as secure parking or a studio space, and you'll find extra guest parking for up to four vehicles in the two driveways. Picture yourself living near the picturesque Tranquil Court Reserve, the serene Thorndon Park Reserve, Newton Central, the convenient Paradise O-Bahn Interchange, and an array of essential services! This is the ideal location! Don't miss the opportunity to make 6 Church Place your own.

Property Features: Four-bedroom and two-bathroom home • The master bedroom has a ceiling fan, built-in wardrobe, and a three-piece ensuite with floor-to-ceiling tiles • The fourth bedroom has a ceiling fan and built-in wardrobe, and the second bedroom has a ceiling fan • Front family and meals area with a gas heater and exposed brick feature wall • Formal dining room for grand occasions with a feature window • Separate lounge room extends to the outdoor entertainment area with floor length mirrors • The kitchen has a walk-in pantry, a breakfast bar, a dishwasher, a built-in gas stove, a skylight, and ample bench and storage space • The main bathroom has a heated towel rack, floor-to-ceiling tiles, vanity storage, a bathtub, glass shower, and a separate toilet • The laundry has a double sink, storage, and verandah access • Large entrance with storage cupboards for practicality • Reverse cycle ducted heating and cooling system for year round comfort • Security system for peace of mind • Blinds and curtains fitted throughout the home • Carpeted bedrooms for added comfort, and tile flooring throughout the remainder of the home • Gas hot water system for instant hot water • Automatic external roller blinds fitted on the master bed, lounge, dining, and bedroom four, with manual roller doors on the second, and third bedroom, and laundry room • 6kwh Solar system with 40 panels • Entertaining verandah for hosting gatherings in the secure grass filled backyard • Single car garage with automatic roller door and backyard access can double as a studio space • Additional double carport with automatic roller door, and an open workshop space or verandah at the rear • Additional parking for up to four cars in the two driveways • Front courtyard for privacy, security, and additional outdoor living space • Well maintained front gardens • Campbelltown Primary School is only three minutes away Schools: The nearby zoned primary school is East Marden Primary School. The nearby unzoned primary schools are Charles Campbell College, East Torrens Primary School, and Paradise Primary School. The nearby zoned secondary school is Charles Campbell College. Information about school zones is obtained from education.sa.gov.au. The buyer should verify its accuracy in an independent manner. 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. Norwood RLA 278530 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 | CAMPBELLTOWN Zone | GN - General Neighborhood \\ Land | 590sqm (Approx.) House | 262sqm (Approx.) Built | 1977 Council Rates | \$1,845.95 pa Water | \$184.72pq ESL | \$341.45pa