

6 Church Street, Yahl, SA 5291



House For Sale

Friday, 3 November 2023

6 Church Street, Yahl, SA 5291

Bedrooms: 4

Bathrooms: 2

Parkings: 1

Type: House



Sarah Barney
0887264400

EOI by 15th of November 2023 (Unless sold prior)

Elders Mount Gambier is pleased to present 6 Church Street, Yahl, for sale. This is an incredible property that offers an exciting and unique opportunity to purchase not just a stunning home split into two modern sections, but a working and award-winning holiday self-catering holiday accommodation. This listing comprises 'Whiskers Cottage', and 'The New Yorker', dwellings that are popular among holidaymakers due to the beautiful location and the creative and unique design of the building. This character-packed property is a standout within the region, providing a constant income stream. The small town of Yahl is located within a short distance of Mount Gambier, and easily connects to Port MacDonnell, Donovans and Nelson, all popular tourist destinations. It is a quiet area surrounded by a farming community. The family-friendly accommodation sits close to the school and cricket club, with visitor attractions including the Square Mile Estate Winery, The Apple Farm function venue, and The Barn Steakhouse, all close by. The striking property features beautiful gardens, welcoming guests through a central stone path with gables, leading to the verandah. A gorgeous timber deck and stone exterior provide a glimpse of what's on offer inside. Both forms of accommodation are accessed from the front via separate timber and leadlight doors, as well as a large glass entrance walk through to the side that opens into the sitting room of Whiskers Cottage. The cottage sits to the left and offers a spacious double bedroom, a lounge room, a kitchenette and a bathroom. Whiskers Cottage lounge boasts stunning oak timber floor, exposed timber beams, a ceiling fan, split system air conditioner, a gorgeous slow-combustion fireplace with a stone feature wall, and a solid barn door that can be opened if the entire property is booked by one group. The front-facing bedroom overlooks the lush front garden, landscaped to perfection. It is comforted with carpets, shutters, wall heater and ceiling fan and boasts exposed timber ceiling beams and a rear feature wall. The stylish, modern bathroom offers a toilet and a floating vanity with a solid timber worktop and an above-bench bowl sink for a touch of elegance plus heated towel rail. The concealed glass-roofed walk-in shower is cleverly designed for privacy, giving great sky views at night and features floor-to-ceiling grey tiles. The kitchenette has a private fridge, microwave, storage, and appliances – everything needed to make breakfast and keep wine chilled. The adjoining new extension offers three large bedrooms, all with faux-stone feature walls, carpets, wall heaters and ceiling fans for comfort. They all have built-in robes. The bedrooms are accessed from a hallway that leads to the beautiful family bathroom with a floating double vanity featuring timber worktops and bowl basins, heated towel rail, separate bath and glass-roofed shower bringing the outside environment into the home. There is also a separate toilet located between two of the bedrooms. The New Yorker also offers a laundry with loads of storage and with everything needed to wash clothes during your stay. The open-plan kitchen, dining room and living area is stunning. It's easy to see why this property is winning awards when you walk into this warehouse-style space. It is comforted with reverse-cycle air conditioning and an enormous 8-blade ceiling fan in the central area. A stone feature wall accommodates a combustion fireplace and wood store, with large sliding doors overlooking the rear pergola and garden beyond. There are loft windows with remote powered blinds above the lower double sliding glass doors that access the alfresco dining area – this provides abundant natural light. The high ceilings feature exposed beams, downlights and contemporary pendant lighting that hangs above the breakfast bar and dining table. This kitchen is incredible. It features a striking 'pop art' New York style painting above the double sink with a dishwasher. A comic-style mural is on the wall of the dining area. The cabinetry has solid wood benchtops and abundant storage with the timber breakfast bar offering lots of space to prepare meals or sit and enjoy a coffee. Cooking appliances include an electric oven and cooktop with plenty of bench and cupboard space for other appliances. The dining area, kitchen, living area and hall, feature hard-wearing marble look tiles that complement the stylish, low-maintenance design of the property. Outside, a gorgeous, decked pergola provides space to enjoy a barbeque and enjoy evenings relaxing with a local wine. This is a rare opportunity to acquire a successful and very popular business that will continue to provide income and enjoyment. Contact Sarah Barney at Elders Real Estate, Mount Gambier to book a viewing of this incredible converted home and avoid disappointment. RLA 62833