

68 Seagull Avenue, Chiton, SA 5211

House For Sale

Thursday, 9 May 2024

68 Seagull Avenue, Chiton, SA 5211

Bedrooms: 2

Bathrooms: 1

Area: 835 m2

Type: House



Mark Forde
0417833296

\$2,900,000 to \$3,100,000

Best Offer by: 29 May @ 12 noon Price: \$2,900,000 to \$3,100,000 The home was designed and built by ABC Advanced Building Constructions and completed in November 2021, thereby creating one of the most amazing contemporary homes on the South Coast. The home exudes comfort and style, evident from the very moment you pass through the front door. The thought and detail used in construction is clearly evident and the quality of the build is there for all to see. Downstairs features four fabulous bedrooms all with built-in robes, a beautifully appointed bathroom with striking terrazzo tiled floor and floor to ceiling tiles. The downstairs living room will be extremely popular with children and guests alike - a spacious area opening to the back garden. The back bedroom opens into the living room, as well as having sliding door access to the backyard. A powder room is conveniently placed adjacent to the living room. There is a spacious office with polished concrete floor located close to the front door, complete with NBN connection - even the spacious well-equipped laundry would be worthy of a photo in a lifestyle magazine! Upstairs will truly take your breath away - a magnificent, spacious and comfortably luxurious living room welcomes you at the top of the stairs. The kitchen is separated from the dining/living room by the staircase and impressive island bench. The island is further extended by a generous 1.4m breakfast bar which has proven to be a popular spot for a quiet drink when friends pop in. Huge picture windows fill with sea views no matter where in the room you may be. The kitchen has plenty of bench and cupboard space, Caesarstone benchtops, with quality soft close drawers and walk-in pantry a feature. The kitchen comes with a built-in coffee machine, two-door fridge, gas cooktop, wall oven and Asko dishwasher. If the sea views aren't enough, bi-fold doors open onto the expansive north facing eco deck, taking in stunning views of the rolling hills of the Hindmarsh Valley. On a beautiful Autumn Day, you will have hours of fun entertaining your guests, with the bi-fold doors wide open and fun and laughter gravitating from the kitchen out onto the fabulous deck! Large stacker doors open from the living space out onto the front balcony - capturing views of Seal Rock, Granite Island and the shimmering ocean. Continuing the theme of beautiful bathrooms, you will find a beautifully tiled powder room for your guests, found just off the main living area. The master bedroom suite completes the internal floor plan. The bedroom captures the northern sun, with beautiful hills views, and comes with a large walk-in robe and another stunning bathroom - the huge rain shower will be sure to delight, as will the terrazzo tiles and beautiful vanity. Outside will take things to an entirely new level - fabulous exposed aggregate drive and pathways, easy to maintain lawns (front and back) and a beautiful water feature - all set in very easy to maintain low maintenance setting. Then there's the shed...! Heaven sent - a fabulous four bay shed - one bay 10m long with high clearance designed for your boat - 2 car spaces and a workshop/storage area for your surfboards, kayaks, bikes and golf clubs! There is plenty of built-in cupboards and it comes complete with its own wc. There are just too many features to mention, but to name a few - double glazed Rylock windows throughout, 13 KW solar system, NBN connection, large slow combustion fire in the upstairs living room, 2 x 10,000 litre rainwater tanks plumbed throughout the house (which can be switched to mains) and just so much more! Seeing is believing - the house, presentation and location are all equally amazing!