

**7 Hilltop Drive, Loxton, SA 5333**

partners

**Sold House**

Friday, 1 September 2023

7 Hilltop Drive, Loxton, SA 5333

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 750 m2**

**Type: House**

**\$430,000**

Nestled in a peaceful neighbourhood, this is the perfect home to move straight into or add to your property portfolio. This charming 4-bedroom, 2-bathroom brick home is an absolute gem with unique features. Property Highlights: • Entry hallway with feature wooden flooring • Large carpeted separate lounge area with an abundance of natural light and quality blinds • The kitchen is the hub of the home with overhead and under bench storage with soft-closing doors, dishwasher, double pantry, and fridge alcove • Additional living area/enclosed tiled sunroom is a bonus, whether it is for large family gatherings or entertaining friends, with the convenience of having separate bathroom facilities. • Mini courtyard runs off the second living area/sunroom with sliding door access, and is very private • The master bedroom features walk in robe/fan • Bedrooms 2 and 3 have built-in robes/fans • 4th bedroom/office has built-in cupboards/fan • No shortage of storage here with walk-in shelved storeroom, plus additional linen storage in hallway • Main bathroom features hip bath/shower with separate toilet facilities • Laundry is spacious with the unique bonus of having a built-in shower Additional Information: • Ducted evaporative cooling, plus split system air-conditioning • Under cover carport • Large shed for trailers, additional cars, or treasures • Fully fenced rear backyard with minimal upkeep • Rainwater tank • Excellent rental potential • Land - approx. 750 m<sup>2</sup> • Council rates \$2466.12 approx. per annum Call to inspect today.