

7A Angas Road,, Hawthorn, SA 5062



Sold House

Wednesday, 6 September 2023

7A Angas Road,, Hawthorn, SA 5062

Bedrooms: 4

Bathrooms: 3

Parkings: 2

Area: 545 m2

Type: House



Terry McWilliams

Contact agent

Take a VIRTUAL TOUR: <http://www.clarityvr.com.au/angas> Normus Homes is proud to offer this exclusive, architecturally designed, single storey home and land package located in one of Adelaide's prestigious inner southern suburbs. Experience the quality of a custom home built by Normus Homes by visiting the Normus Signature Display Home in Tranmere (details below). Home and Land Package Benefits –

- Significant stamp duty savings
- Save with pre-construction pricing
- Choice of internal selections providing flexibility to truly make it 'your home'

The Home –

- Turnkey Offering
- Detached custom home
- Single storey, Torrens titled
- Architecturally designed
- Professional interior design by renowned Adelaide-based Interior Designer

The Builder; Normus Homes –

- Proven track record of success for over 30 years
- WINNER 2023 & 2022 Professional Medium Builder (Housing Industry Association – SA)
- National and Multiple State award winning
- Financially secure, Category A Building Indemnity Insurance (highest and most stringent rating)
- 12-month post-handover support
- Personalised customer service
- Long history of delivering homes of exceptional quality and uncompromised value

Normus Homes has designed and tailored this exquisite custom home specifically for the property. A broad frontage delivers a striking architectural masterpiece offering an abundance of natural light optimised by a Northern orientation. The home enables a lock-up and leave type lifestyle. Functionality and style combine to create the perfect living space. The home features a luxurious North facing master suite incorporating luxe ensuite and walk-in-robe, generous sized second and third bedrooms with spacious, mirrored built-in robes and a large second living area providing the option of a 4th bedroom or home office. The highly practical and functional kitchen is the prized centerpiece. The custom designed kitchen features a Butler's Pantry, exquisite custom-made cabinetry, SMEG appliances, Caesarstone benchtops which overlook a large open plan living/dining area with feature gas fireplace. The expansive aluminum sliding door leads out to the alfresco area, making entertaining a breeze. FULL TURNKEY OFFERING with features you will love:

- 3.30 metre ceiling height to Bed 1, Entry and Lounge/Bed 4 with a generous 3 metre ceiling height to the remainder of the home
- Quality, custom-made cabinetry throughout
- SMEG kitchen appliances
- Double bowl undermount sinks
- Ensuite and main bathroom featuring double vanities, large showers with tile niche shelves, feature wall and floor to ceiling tiling
- Twin showerheads to ensuite
- Frameless shower screens throughout
- Freestanding bath in main bathroom
- Caesarstone benchtops to all vanities
- Third bathroom with vanity cupboard and shower
- Generous storage
- High-end fixtures and fittings
- Square set cornices and quality flooring throughout
- 5 zone Daikin ducted reverse cycle air-conditioning
- Energy-efficient and cost-effective LED lighting throughout
- Security system with video intercom, secure deadlocks to external doors
- Automatic Colorbond panel-lift door with remote control access
- 3 Phase Main Electrical Service
- Provision for Electric Vehicle charger in the garage
- Landscaping to front and rear yards with irrigation system
- Exposed aggregate concrete to driveway and perimeter paths.

This sought-after location has plenty to offer: Nestled in Adelaide's inner southern suburb, Hawthorn offers wide, tree lined streets with high-quality education, local amenities, public transport, shopping and dining all at your fingertips. • 8kms from Adelaide CBD • 10 min drive to Belair National Park • 20 min drive to Glenelg Beach • Zoned for Westbourne Park Primary School and Unley High School • Within proximity to many of Adelaide's most prestigious private schools; Scotch College, Concordia College, Walford Anglican School for Girls and Mercedes College • Cosmopolitan shopping at Mitcham Square and Unley Shopping Centre • An abundance of dining options within close proximity • Enjoy quality family time at one of the many parks surrounding Angas Road • Frequent and direct public transport options

Take a VIRTUAL TOUR: <http://www.clarityvr.com.au/angas/> Contact our Custom Homes Consultant today on 0409 888 632 to secure your dream home in this sought-after location. See the Normus Homes quality for yourself at The Normus Signature Display Home: 3A Samuel Street, Tranmere Visit www.normushomes.com.au for open times.

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