

7A Clapton Road, Marryatville, SA 5068



House For Sale

Friday, 15 March 2024

7A Clapton Road, Marryatville, SA 5068

Bedrooms: 3

Bathrooms: 1

Parkings: 4

Area: 372 m2

Type: House



Mark Bressington
0411747473



Georgie Bressington
0413832688

\$999k - \$1.089m

Offers Close Thu, 4th Apr - 12pm(usp)Holding tightly that elusive zoned pass to Marryatville High School, this C1920 Bungalow maisonette is something to savour before you even step an inch beyond its gorgeous sandstone-fronted facade and into a home proud of its timeless origins and modern updates, stylishly made where they matter most. A sun-lit lean-to ensures working from home comes easily if it's too hard to pass up as a quaint third bedroom, making this impeccably presented home the logical conclusion for professionals, downsizers and young families alike. Think polished pine floors, ornate fireplaces, heavenly high ceilings and lashings of natural light; hallmarks of its era and a home that not only gets better with age but, in this case, every step thanks to the updated rear kitchen that was opened up to become 'one' with the central lounge room. Bedrooms one and two will take queen sized beds without breaking a sweat. There isn't a single home chef who wouldn't appreciate a 900mm freestanding oven/gas cooktop and plenty of storage and bench space. With an ultra-modern monochromatic palette, frameless shower and full-height tiling, the bathroom is final confirmation that the hard work has already been done in a home that makes it so easy to spend most of the warmer months amongst a landscaped rear garden with a patio, lush lawns and inch/perfect hedging. If Marryatville High School isn't part of the grand plan, Loreto College or Pembroke School certainly will be; all just a stroll from a home that puts a shopping centre, cafes, cinema, Tusmore Park, Hula Hoop, The Parade, Burnside Village and the CBD on a platter. You're home. -?Tastefully updated, inside and out-?Single car carport and off-street parking for a further 3 cars -?Up to three bedrooms (or two and a study)-?Heating/cooling provisions -?Updated rear laundry -?Beautifully presented with a crisp white colour scheme -?Garden/tool shed to secure rear yard -?Beautifully presented landscaped gardens with auto irrigation-?Storage includes built-in robes to bedrooms 1 and 2 -?Metres from and zoned for Marryatville High School -?A short stroll from public transport All information or material provided has been obtained from third party sources and, as such, we cannot guarantee that the information or material is accurate. Ouwens Casserly Real Estate Pty Ltd accepts no liability for any errors or omissions (including, but not limited to, a property's floor plans and land size, building condition or age). Interested potential purchasers should make their own enquiries and obtain their own professional advice.OUWENS CASSERLY - MAKE IT HAPPEN™RLA 275403