

**8 Leane Street, Huntfield Heights, SA 5163**

**HARRIS**

**House For Sale**

Tuesday, 9 January 2024

8 Leane Street, Huntfield Heights, SA 5163

**Bedrooms: 4**

**Bathrooms: 1**

**Parkings: 3**

**Area: 687 m2**

**Type: House**



Sam Bennett  
0883342700



Kevin Renard  
0883342700

**\$495k-\$540k**

Best offers by 12pm Monday 29th January 2024 (unless sold prior) Discover the charm of this family home, situated at 8 Leane Street in Huntfield Heights. Built in 1975, this residence occupies a spacious 687sqm land parcel, offering a perfect blend of comfort and potential. Step into a welcoming living space flooded with natural light, complemented by a cozy stone fireplace. The adjacent kitchen/dining area boasts a functional timber kitchen equipped with an electric oven and cooktop. The bathroom updated in 2003 features a separate toilet and a generously sized bathtub, ensuring a relaxing retreat. The floorplan is flexible, providing the option of five bedrooms or transforming the space into a work-from-home area or second living area. Consider converting it into a walk-in robe for an appealing master bedroom retreat. Experience outdoor tranquility with an enclosed verandah overlooking the spacious backyard. The property further enhances your entertainment options with a large pitched pergola. Ample storage is available outdoors, courtesy of multiple sheds and two convenient carports at the front of the property. This home is equipped with modern sustainability features, including a substantial 15kW solar panel system and a battery. Embrace energy efficiency while enjoying the comfort of a thoughtfully designed residence. Convenience meets suburban tranquility as this home is within walking distance to Huntfield Heights Primary School. A short drive takes you to Colonnades Shopping Centre and the sandy shores of Port Noarlunga. Specifications: CT / 5389/548 Council / Onkaparinga Zoning / GN Built / 1975 Land / 687m<sup>2</sup> Frontage / 19.81m Council Rates / \$1617.21pa Emergency Services Levy / \$144.55pa SA Water / \$153.70pq Estimated rental assessment / Written rental assessment can be provided upon request Nearby Schools / Huntfield Heights School P-6, Hackham West School, Noarlunga Downs P.S, Hackham East P.S, Christie Downs P.S, Christies Beach HS & Southern Vocational College Disclaimer: All information provided has been obtained from sources we believe to be accurate, however, we cannot guarantee the information is accurate and we accept no liability for any errors or omissions (including but not limited to a property's land size, floor plans and size, building age and condition). Interested parties should make their own enquiries and obtain their own legal and financial advice. Should this property be scheduled for auction, the Vendor's Statement may be inspected at any Harris Real Estate office for 3 consecutive business days immediately preceding the auction and at the auction for 30 minutes before it starts. RLA | 226409