

**87 Fairview Road, Hahndorf, SA 5245**

— Adelaide Hills

**House For Sale**

Wednesday, 1 May 2024

87 Fairview Road, Hahndorf, SA 5245

**Bedrooms: 5**

**Bathrooms: 2**

**Parkings: 6**

**Area: 5 m2**

**Type: House**



Sharon Parsons

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## Expression of Interest

Secluded within Hahndorf's prestigious acreage precinct, this 13-acre sanctuary is immersed in the fullness of the Adelaide Hill's famed natural beauty. Beyond a sweeping tree-lined driveway, this sophisticated family home sits perfectly to capture an abundance of natural sunlight and sweeping panoramic views across rolling hills and valleys all the way to Mount Lofty Summit. Delivering grand proportions both inside and out, the home itself excels with its impressive size and scale with a gracious entrance complemented by opulent chandeliers, tiled floor and decorative cornices and columns. The adjacent formal living and dining space is perfect for welcoming guests and hosting formal and friendly celebrations. At the heart of the home is an expansive open plan living, dining and kitchen domain warmed by a cosy slow combustion wood heater. The recently updated gourmet kitchen is a real showpiece, appointed with beautiful gloss finish, soft-close cabinetry, dual stainless steel Omega ovens, AEG induction cooktop, dishwasher, walk-in pantry and gorgeous Caesarstone benchtops illuminated by on trend pendants. French doors step out to a paved terrace perfectly orientated to capture magnificent scenic views and dramatic sunsets making a perfect setting for mingling with guests while enjoying pre-dinner drinks. Sleeping arrangements see 4 large, robed bedrooms including a spacious Master suite with built-in cabinetry plus a walk-through robe and an impressive ensuite with a luxurious corner spa bath and dual basin vanity. A separate entertainment room is currently configured as a spacious 5th bedroom / guest room and offers unlimited versatility to be used any number of ways. A family bathroom with separate bath and shower, adjoining vanity area and separate toilet is centrally located to service the entire home. Many modern and practical features include energy saving 11kW solar panels, 6 zone controlled 3-phase ducted reverse cycle air conditioning throughout, mains and rainwater with water filtration throughout the entire home, 2 x 100,000 litre rainwater tanks (approx.), automatic watering system, fenced dam, double garage under the main roof with direct access to the home and automatic doors plus peace of mind with Crimsafe security screens and a security system. Outside features an enclosed rose garden with arbour, raised vegetable garden beds plus established fruit trees including cherry, pear, apple, citrus and mulberry to name just a few. Additional infrastructure includes a large 15 x 9m shed with 3.6m clearance, concrete flooring and 3-phase power, a chicken house, garden shed and sprawling pastures. Enhancing this home's appeal is the prized lifestyle location, delivering the space and seclusion to enjoy a treechange of incredible beauty just 35kms to Adelaide's CBD and only moments to Hahndorf's main street and a number of surrounding wineries and Hills' attractions.