

87 Monmouth Road, Hawthorn, SA 5062



Sold House

Thursday, 19 October 2023

87 Monmouth Road, Hawthorn, SA 5062

Bedrooms: 4

Bathrooms: 3

Parkings: 2

Area: 774 m2

Type: House



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Contact agent

Auction Sat, 11th Nov - 10am (usp) Standing directly opposite the Hawthorn Bowling Club and Price Memorial Oval, this extended C1910 return verandah villa immerses itself in its tight-knit local community with nothing less than a front row seat spanning a generous south-north parcel. Not since 1999 has this solar-powered, stone-fronted beauty entered the market; testament to its enduring quality and the dotting family that imparted its periodic updates and a rear open-plan extension with a starring kitchen and crowd-pleasing alfresco pavilion. With hardwood parquet floors, leadlight windows, ornate fireplaces and soaring decorative ceilings; the original villa shines (literally), allocates an underfloor-heated ensuite to the master bedroom, includes an expansive formal lounge room, and transitions to that extension with effortless ease. When you aren't lapping up this good weather in that rear yard - with a powered shed/workshop and an additional entertaining zone - you'll be kicking the footy on that oval, watching the kids play for their local sporting clubs, shopping and catching movies at Mitcham Square and hiking Brown Hill Creek. A front row seat to a better lifestyle. Features we love...- Tightly held by the one family since 1999- Immaculately presented original villa - Super-flexible floorplan with four bedrooms and an office/study - Powerful solar system for reduced energy bills - Ducted reverse cycle heating and cooling - Modern open-plan kitchen with stone benchtops, breakfast bar, loads of storage and high-end stainless steel appliances - Huge ensuite with under-floor heating, freestanding bath and high ceilings - Bundles of storage throughout - Electronic gated entry - Lock-up carport with remote Panelift entry - Off-street parking for multiple cars - Powered garage with workshop - Built-in BBQ with gas mains connection - Heating, ceiling fans, lighting and cafe blinds to alfresco pavilion - Beautiful manicured gardens serviced by fully automatic irrigation and watering system- Whole of house water filtration system- Walking distance from Mitcham Square and public transport - Moments from Scotch and Mercedes Colleges, Unley and Mitcham Girls High Schools - Less than 15 minutes from the CBD CT Reference - 5241/526 Council - City of Mitcham Council Rates - \$4,403.30 pa SA Water Rates - \$369.69 pq Emergency Services Levy - \$164.90 pa Land Size - 774m² approx. Year Built - 1910 Total Build area - 400m² approx. OUWENS CASSERLY - MAKE IT HAPPEN™ RLA 286513