

**9 Seagate Way, Cape Jaffa, SA 5275**



**House For Sale**

Thursday, 14 December 2023

9 Seagate Way, Cape Jaffa, SA 5275

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 4**

**Area: 1017 m2**

**Type: House**



Nedd Golding

## Expressions of Interest by 4pm 18/01/2024 (USP)

Imagine living where some of SA's finest fishing spots are just steps away from your door, and exquisite local wines are merely a stone's throw away. Welcome to Cape Jaffa, a charming coastal jewel that could be the setting for your next holiday getaway or your forever home. Just a brief drive from the town centre of Kingston SE and Robe, this location offers easy access to popular tourist hotspots, fantastic shopping, and an array of top-tier cafes and restaurants in the Southern Ports. This exquisite two-storey residence, sits on a large allotment of approximately 1,017m<sup>2</sup>, nestled among other high-quality homes and graces the banks of the Cape Jaffa Anchorage. It boasts ample space for both family and guests. The home's highlight is the expansive main bedroom upstairs, complete with a private balcony, a cosy retreat area, and enchanting marina and sea views. On the lower level, you'll find two living areas and two additional bedrooms. The kitchen, with abundant storage, a walk-in pantry, and a view of the water, opens into the family room. This leads to a charming timber-decked alfresco area, perfect for relaxing and entertaining." Just some of the features we love about this property:

- Excellent location in the heart of the Cape Jaffa Anchorage
- Solar power electricity
- High clearance garage under the main roof
- Multiple living areas
- Lovely views over the marina and Lacedpede Bay.
- Huge main bedroom with private balcony and retreat.
- Within close proximity to the jetty and a short stroll to the beach
- Neutral décor throughout
- Ceiling fans to all bedrooms and in the living areas, split system reverse cycle air conditioning and wood combustion fire.
- Two large rainwater tanks connected to the home supply.
- An ideal holiday home, investment or forever home.

Secure your seaside escape now, with this brilliant home on the banks of the world class Cape Jaffa Marina. For further information please get in touch with our selling agent Nedd Golding on 0408422816. **BEST AND FINAL OFFERS BY 4PM THURSDAY 18TH OF JANUARY 2024 (Unless sold prior)**(Price Guide \$820,000 to \$880,000.) A link to our online Notice of Offer form will be provided for you upon enquiry and we encourage you to submit your Highest & Best Offer. (Our Vendor reserves the right to accept an offer prior to the current closing date with notice.) RLA 277795