

**9 Warwick Street, Largs North, SA 5016**



**Sold Other**

Thursday, 1 February 2024

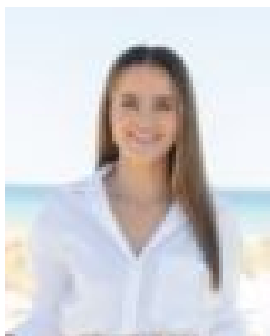
9 Warwick Street, Largs North, SA 5016

**Bedrooms: 3**

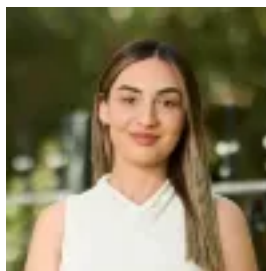
**Bathrooms: 2**

**Parkings: 5**

**Type: Other**



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**\$800,000**

Welcome to 9 Warwick Street, a timeless gem nestled in the heart of Largs North exuding original charm and character. This residence stands proudly on an allotment of 696m<sup>2</sup> (approx.) and holds the promise of a perfect blend for a variety of buyers. From families seeking a warm and welcoming atmosphere, investors with an eye for potential, and first-home buyers eager to embark on their homeownership journey, this property awaits transformation. As you step inside, Berber carpeting greets you in the hallway and all three bedrooms, providing a cosy retreat after a long day. The master bedroom, generous in size and sitting proudly at the front of the home, oozes natural light creating a serene haven that welcomes you and sets the tone for the rest of the home. In the separate lounge, you'll find a cosy gas heater, parquet flooring and ornate cornices crafting a warm, inviting ambience to relax and unwind. The centrally located bathroom features a neutral colour palette and provides all the essentials for you and your family. With its timeless design and ample size, this area serves as a distinctive canvas for those inclined towards restoration or those desiring to infuse their personal touch. The heart of this residence lies in its kitchen and dining area, adorned with quality vinyl flooring, gas appliances, ample storage, and a ceiling fan for a pleasant cooking experience. Adjacent to the kitchen lies the versatile family room, offering a multitude of possibilities to suit your lifestyle. Whether utilized as a second dining area for intimate gatherings, a cozy second living space, a vibrant kids' playroom, or a quiet work-from-home sanctuary, this room adapts effortlessly to your needs. Step outside into a sprawling backyard, a true retreat for nature enthusiasts. A powered garage, workshop, and shed offer abundant storage and workspace options, catering to various hobbies and storage needs. Whether you envision a vibrant garden, a play area for the kids, or a relaxing oasis, this backyard can transform to suit your desires. **FEATURES WE LOVE:** \*1961 solid brick construction \*Set on 696m<sup>2</sup> (approx.) with a 15.24m frontage (approx.) \*3 bedrooms, all with carpet \*Separate lounge with gas heater and ceiling fan \*Ducted reverse cycle throughout \*Security roller shutters \*Gas stove and ample storage \*Versatile Family Room \*Bore Water with a working pump \*Large backyard with drive-through access to shed and workshop \*Short 10-minute walk to Largs Bay Foreshore and much more... Situated in a peaceful and tightly held street, you will love being a leisurely stroll away from the convenience of Largs North train station, Almond Tree Flat Reserve, boasting a spacious oval and basketball courts for outdoor recreation and the esteemed Largs Bay School. Around the corner, you'll find the charming Ink Espresso cafe, Terry White Chemmart, and the local post office. Nestled strategically between Victoria Road, Fletcher Road, and Military Road, the property enjoys excellent connectivity with abundant public transport options, making every corner of the city easily accessible from this central location. Council Rates - \$1,124.05 p.a (approx.) Disclaimer: Neither the Agent nor the Vendor accepts any liability for any error or omission in this advertisement. Any prospective purchaser should not rely solely on 3rd party information providers to confirm the details of this property or land and is advised to enquire directly with the agent to review the certificate of title and local government details provided with the completed Form 1 vendor statement. "The vendor statement may be inspected at 129 Port Road, Queenstown for 3 consecutive days preceding the auction and at the auction for 30 minutes before it starts."