

1 Dobell Court, Trott Park, SA 5158



House For Sale

Sunday, 23 June 2024

1 Dobell Court, Trott Park, SA 5158

Bedrooms: 4

Bathrooms: 1

Parkings: 4

Area: 700 m2

Type: House



Travis Denham Denham
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Andrew Fox
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\$689k - \$739k

Travis Denham & Andrew Fox are excited to present to the market, 1 Dobell Court, Trott Park. Situated on a generous 700sqm block in a highly sought-after suburb, this charming four-bedroom home radiates timeless elegance and is sure to leave a lasting impression. From its inviting façade to its character-filled interior, every detail reflects flawless design. The well-designed living spaces flow effortlessly into multiple entertaining areas, combining functionality, charm, and versatility. Embrace sophistication and comfort in this welcoming residence. As you cross the threshold into this exquisite home, a sense of warmth and welcome embraces you, setting the stage for an exceptional living experience. Every detail, from the luxurious timber flooring to the calming neutral tones, complemented by numerous picture windows and contemporary downlights, has been carefully curated to harmonize elegance with comfort. The front-facing living area is enhanced by a split-system air conditioner and direct access via sliding doors to the inground, solar-heated pool. Whether you're unwinding after a long day or enjoying a late-night swim on summer nights, this space caters to every need. In this home, the kitchen showcases meticulous design and refined taste, adorned with a distinctive touch of character. The white cabinetry introduces a vibrant dimension, infusing the space with personality and charm. Against this backdrop, white benchtops, and a grey-glass splashback harmonize effortlessly, adding an element of timeless elegance to the overall aesthetic. Complete with quality appliances such as a gas cooktop and oven, this kitchen ensures efficient and precise cooking, while the dishwasher streamlines the clean-up process for added convenience. The designated area next to the kitchen offers ample room for a large dining table, ideal for family dinners or hosting gatherings with extended family. This space is perfect for creating memorable meals and moments together. The home is rounded out by four well-appointed bedrooms, each offering its own unique charm. Three of these bedrooms are equipped with built-in robes, catering to the practical aspect of storage while maximizing space efficiency. Conveniently positioned adjacent to the home's bathroom, laundry, and separate toilet, these rooms ensure easy access and functional living for residents. To enhance comfort and convenience for the new owner, the home is equipped with ducted evaporative cooling & ducted gas heating throughout, ensuring a consistent and pleasant indoor climate. There is also the addition of 3-phase power. If you're not already captivated, let's take a step outside. At its core lies an extensive flat pergola, serving as a versatile and welcoming venue for gatherings year-round. Sheltered and shaded, it ensures outdoor enjoyment regardless of the weather. Ensuring the utmost care and security for your vehicles, the property features an expansive garage and shed which provides adequate space for storage of multiple vehicles, tools, cars – or to utilise as a handyman's workspace. This home presents an exceptional opportunity for a growing family to secure a high-quality residence in a prime location. Situated in close proximity to esteemed educational institutions such as Woodend Primary School, Sheidow Park Primary School, Saint Martin De Porres and Hallett Cove School, it offers convenience for families with school-aged children. For effortless shopping, Trott Park IGA and Hallett Cove Shopping precinct are just a stone's throw away, with Westfield Marion also within easy reach. For outdoor enthusiasts, Hallett Cove Beach and the boardwalk is a short drive, providing ample space for recreational activities. Transportation is a breeze with multiple nearby bus stops offering easy access to the Adelaide CBD, the picturesque coastline, or Reynella Bus Interchange. With its unbeatable location and amenities, this home truly offers the best of both worlds. Disclaimer: All floor plans, photos and text are for illustration purposes only and are not intended to be part of any contract. All measurements are approximate and details intended to be relied upon should be independently verified. (RLA 299713) Magain Real Estate Brighton Independent franchisee - Denham Property Sales Pty Ltd