

**10 Hilltop Dr, Upper Sturt, SA, 5156**

**HARRIS**

**House For Sale**

Friday, 16 August 2024

10 Hilltop Dr, Upper Sturt, SA, 5156

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 1**

**Type: House**



Hayley Staltari

## Retreat to a dynamic dual-level home with a life-changing outlook.

Best Offers By 12pm Monday 9th September 2024 (unless sold prior)

Hilltop Drive by name, sweeping elevated views by nature; this multi-level family home on some 11.4 magical acres of Upper Sturt lives up to its beautiful address and makes its dreamy outlook the backdrop to blissful daily life.

You just know that something special is coming. But it still doesn't prepare you for the 180-degree panorama that reaches its soul-soothing crescendo at the upper-level terrace of this dual-storey home with a swimming pool at its feet.

Defined by the architectural cues of its soaring raked ceilings and north-facing clerestory windows, this distinct home cleverly captures natural light, generates passive comfort and frames a view to the outside world at every conceivable opportunity.

It also makes great use of every internal square inch, allocating a rumpus/retreat, family room, bar and wine cellar to its versatile lower floor alone.

Multiple communal spaces, a galley kitchen, study, three bedrooms and that terrace headline an split-levelled upper floor primed for quality family time and that view toward the Fleurieu Peninsula.

With striking granite benchtops, stainless steel appliances, a custom breakfast bar and storage high and low atop polished pine floors, the kitchen will reignite your passion for cooking in a home designed to make meal time a shared affair, inside or out.

Sunsets from the deck are one thing. Waking up to that view from your ensuited main bedroom is simply something else. It's your time to shine, just 25 minutes from Adelaide's CBD and metro coast and no more than 10 minutes from Blackwood and Stirling. Bliss, indeed.

More to love:

Set back from Hilltop Drive to only enhance its sense of seclusion and serenity

Dual gated entry with circular driveway

Lock up garage and additional off-street parking for multiple cars

Cleverly designed to maximise its elevated position/sweeping views

Ultra-flexible floorplan with the scope to self-contain the lower level

Timber beamed, raked ceilings to upper floor

White, bright and airy throughout

Dishwasher and plenty of storage to galley kitchen

Wine cellar and bundles of storage throughout

Ensuite and walk-in robe to main bedroom

Large separate laundry

Split r/c, fans to all bedrooms and combustion fireplace

Established gardens

And much more.

Specifications:

CT / 5565/977

Council / Mitcham

Zoning / HF

Built / 1977

Land / 44500m<sup>2</sup> (approx)

Estimated rental assessment: \$790 - \$820 p/w (Written rental assessment can be provided upon request)

Nearby Schools / Coromandel Valley P.S, Upper Sturt P.S, Hawthorndene P.S, Belair P.S, Blackwood P.S, Heathfield H.S, Mitcham Girls H.S, Springbank Secondary College

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