

**17 Benjamin Road, Poonindie, SA, 5607**



**House For Sale**

Monday, 23 September 2024

17 Benjamin Road, Poonindie, SA, 5607

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 4**

**Type: House**

## Generous Family Living

Beautifully maintained and shown home that is set over a fully established 1220m<sup>2</sup> allotment, designed to cater for a family or ideal retirement home to lock up and travel.

With a welcoming entrance, then to the left is the meals/dining area that incorporates a modern, large country styled kitchen that is loaded with storage and bench space, electric oven and dishwasher plus gas cook top with practical and tiled flooring in this area.

You will appreciate the generous sizes of all rooms including the adjoining lounge room that is full of natural light and equipped with a slow combustion fire for the colder winter months also the convenience of a reverse cycle split air conditioner, the sized of the living room is just perfect for spending time indoors with friends and family.

Three generous sized bedrooms, the main has built in robes and is set on the front of the home and all have quality carpets.

A three way bathroom to ease the busy morning rush including a vanity area, bath and glass shower alcove in the bathroom itself, with a separate toilet and an adjacent laundry that has extra storage.

Originally designed by the owner builder you will certainly notice the use of quality fixtures and fittings and the well design of space throughout the home.

The grounds surrounding the whole property are well set up to include established fruit trees, space for a vegetable garden with plenty of space for the kids to play. Vehicle, boat including caravan storage is available within two sheds being 10.8x9m and 7.6x6m in size. They are currently set up for entertaining and also include toilet and shower facilities, workshop space, perfect to entertain in inclement weather or options such as teenage retreat, family room, the choice would be yours.

15,000 gallons of rainwater is plumbed to the home, mains water also available plus a 6.6 KW Solar system has been installed.

Approximately 15 minutes to Port Lincoln, 5 minutes to the airport, perfect and well renowned schooling at your doorstep plus just down the road there is a beach this property needs to be inspected to appreciate what is available.

For further information regarding this property contact Bronte George on 0428272006 or email an enquiry to [bronte@kemprealestate.com.au](mailto:bronte@kemprealestate.com.au)