

2 Kalimna Crescent, Mount Gambier, SA 5290



House For Sale

Sunday, 23 June 2024

2 Kalimna Crescent, Mount Gambier, SA 5290

Bedrooms: 3

Bathrooms: 1

Parkings: 2

Type: House



Sarah Barney
0887264400

\$490,000

Elders Mount Gambier is pleased to present Kalimna Crescent, Mount Gambier, for sale. This delightful stone home backs onto Hastings Cunningham Reserve, with Marist Park, The Potters Point Lookout and the Valley Lakes just moments away. The town centre is a short drive or a leisurely stroll, with Mount Gambier's amenities conveniently accessible. The house is also near popular schools, including Reidy Park Primary and Tenison Woods College-ideal for families. The home is immaculately presented and maintained. It has been updated throughout, retaining the original character and charm while bringing it up to modern standards. The house offers dual driveways to either side, with a secure single garage under the main roof to the left, with additional rear storage. A double driveway sits to the right, providing ample space for two cars or a recreational vehicle. A beautiful front garden with a stone wall accesses the home. A covered front porch leads into an entry hall with beautiful solid timber floorboards. It leads into a spacious front-facing living room with a character sliding barn door. The room is bright, with a large window overlooking the garden and covered with contemporary block-out blinds. A gas heater sits within the original fireplace recess, and a ceiling fan provides added comfort. Double barn doors access a stunning kitchen and dining area to the right. This completely renovated space features minimalist, soft-touch cabinetry and solid timber worktops - including a central breakfast bar. A stylish granite sink with modern tapware overlooks the driveway, with an under-bench dishwasher to the right and a stainless-steel electric oven, gas cooktop, and concealed range to the left. A walk-in pantry provides additional storage, and a large fridge recess sits adjacent to the dining space-with large windows for abundant light. A laundry room with an adjoining, rear-facing mud room sits just off of the kitchen. The laundry offers a wash basin and access to the toilet for privacy and convenience. The mud room is ideal for jackets, boots and storage and leads directly out to a tranquil garden. Three double bedrooms are accessed from a central hallway, with bedrooms one and two at the far end. Bedroom three sits centrally and adjacent to the family bathroom. All bedrooms are comforted with new carpets and ceiling fans and offer built-in robes. Each has large windows with contemporary blinds and is neutrally decorated. The spectacular bathroom features a modern, free-standing bath with stylish tapware. It sits under a double window with shutters for privacy and a sandy-tile feature wall. A frameless glass shower adds elegance with a simple, updated basin and a mirrored medicine cabinet for storage. The outdoor areas are delightful, continuing to impress with a large, central pergola with a stone floor and a grassed garden protected by lush green foliage and high fencing surrounding the yard. The rear garden accommodates a shed with storage at the rear, offering room for a workshop, garden shed, or conversion. This is a gorgeous, welcoming home-perfectly blending character features, solid workmanship and modern craftsmanship into a property that's beautiful inside and out. Contact Sarah Barney at Elders Real Estate, Mount Gambier, to learn more and book a viewing of this centrally located home, which offers access to the very best Mount Gambier has to offer. Extra Information: Independent Rental Appraisal / \$450-460 per week Land Size / 632m² Build Year / 1964 Council / City of Mount Gambier RLA 62833