

**20 Hill St, Victor Harbor, SA, 5211**



**House For Sale**

Saturday, 10 August 2024

20 Hill St, Victor Harbor, SA, 5211

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**



Jesse Sanderson

## Historic Character, Charming Elegance: Urban Grandeur Awaits

Spilling in character charm on this historic corner block, 20 Hill Street – a timeless c.1908 Sandstone Villa sweeping across solid timber floors, 10-ft ceilings, and a stately 4 or 5-bedroom footprint captures a remarkable piece of architectural brilliance in this iconic South Coast locale.

With beautiful elegance flowing throughout this wonderfully adaptable estate, from its lofty bedrooms helmed by period fireplaces, formal dining and sitting rooms where French doors open to a delightful, brick-paved alfresco shrouded in greenery and a sunbathed backyard beyond, to the seamlessly extended and skylight-lit kitchen, casual dining and living quickly meeting more modern household expectations... the opportunity to claim such exceptional character and lifestyle versatility cannot be overstated

### KEY FEATURES

- Incredible character beauty with solid timber floors and doors, cedar skirtings, windows and door frames, soaring 10-ft ceilings, feature fireplaces and stained-glass aspects, and breathtaking sandstone façades on this commanding corner block
- 4-bedroom footprint to the house-proper, formal dining, formal sitting, and contained guest cottage
- Underground cellar/rumpus/games room
- Light-filled modern kitchen featuring stone bench tops, abundant cabinetry and cupboards, servery to the open-plan casual dining and living, and premium Miele appliances including dishwasher
- Classic contemporary bathroom and hugely spacious laundry
- Bathroom and laundry adjoining the guest house
- Ducted AC throughout, as well as an array of split-system AC's for year-round climate comfort
- Verdant cottage gardens, and lush lawns studded with feature trees
- Secure double carport with side access/entry

### LOCATION

- Incredible access to Victor's thriving center serving up all your café, restaurant, bar and boutique needs
- Woolies and Kmart a short walk from your front door for all your shopping essentials
- Wonderful access to the scenic foreshore and waterfront walking trails inviting an active and rejuvenating lifestyle

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