

**209 Range Road, Willunga, SA 5172**

**Raine&Horne.**

**House For Sale**

Sunday, 23 June 2024

209 Range Road, Willunga, SA 5172

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 7 m2**

**Type: House**



Corey Michelmore  
0404014545



Jessica Zarnow  
0408500931

**\$ 1,100,000**

Boasting coastal views and situated on approximately 18 acres of grazing and bush land is this historic cottage (circa 1880). Over the years, previous owners have made various additions to the property, and the main residence now features 4 bedrooms, 2 bathrooms and 2 living areas. The most recent addition being a decked pergola which features outdoor kitchen, pizza oven and combustion fire! Heating and cooling is provided by a combination of split system air conditioning as well as combustion fire heating. Other improvements include a lined studio and retreat, stables plus shedding and Chicken run. Mains power is connected, and water supply is provided via a combination of rainwater tanks plus equipped bore. The grazing land is divided into several small paddocks, some featuring gravity fed water troughs, offering a great opportunity for those who wish to run some livestock or a horse or two. The amenity of location offered by this property cannot be overstated, wineries and beaches are literally on your door step, and there is an excellent choice of public and private schooling on offer, including Tatchilla Lutheran College, and the Willunga Waldorf School. The Southern Expressway and Southern Rail extension make a commute to the Adelaide CBD and Flinders University an absolute breeze. This wonderful property has so much to offer, but don't take my word for it, come and see it for yourself!