

**22 Seaview Avenue, Hallett Cove, SA 5158**

**House For Sale**

Wednesday, 19 June 2024

22 Seaview Avenue, Hallett Cove, SA 5158

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 3**

**Area: 833 m2**

**Type: House**



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**\$955,000 - \$1,045,000**

This unique residence blends peace and tranquillity with functional living; an impressive floor plan boasting a West facing timber deck to entertain or relax the days away. Spectacular area and sea views will have you being the envy of your family and friends! Situated on a terraced, elevated allotment this home is complete with four bedrooms, two bathrooms, expansive living and dining areas, country style kitchen plus jaw dropping sea vistas and scintillating sunsets! Located in a sought-after position in Hallett Cove with easy access to local schools, parks, Hallett Cove Shopping Centre and walk to the train ... this is a desirable location to call home! Features we love include; - Master bedroom features ensuite and walk through robe; bedrooms 2 & 3 with built-in robes and all with a ceiling fan- Bedroom 4 is flexible as a well-equipped home office/study complete with storage and external access- Raked ceilings, floating flooring, security system, skylights, 17 panel solar electrical system & irrigation system- Expansive light-filled living and dining each with R/C split system air-conditioning and views of the coastline as well as Cove Point estate- Centrally located kitchen featuring marble island bench, electric stove & wall oven, Miele dishwasher, microwave recess, double sink with filtered water tap and large walk-in pantry- Federation style main bathroom with shower, bath, vanity and separate toilet- A functional laundry for the family with plenty of storage space - Large West facing timber deck enjoying electric blinds and views that will make your jaw drop!- Undercover, paved outdoor entertaining plus a terraced rear yard with an abundance of lush fruit trees. The kids will love to investigate in this rear yard!- Single, drive through carport, multiple powered sheds and off-street parking for a boat/trailer

Property Specifications; C/T: 5426/602 Land Size: 812m<sup>2</sup> Year Built: 1984 Council: City of Marion Zoning: HN - Hills Neighbourhood Council Rates: TBASA Water: TBAESL: TBA

If you've always dreamed of living your days away with some of the best coastal views on offer, then your house hunting days are finally over! We'll see you at our open for inspections.

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We Create Success | Hallett Cove's #1 property experts

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