

27 Claremont Avenue, Netherby, SA, 5062



House For Sale

Saturday, 14 September 2024

27 Claremont Avenue, Netherby, SA, 5062

Bedrooms: 3

Bathrooms: 2

Parkings: 4

Type: House

An expansive family retreat set on 1,339sqm within a prestigious parkland setting

**** Offers Close Wednesday 2 October at 12:30pm****

Nestled on an elevated 1,339 sqm north-facing allotment, this magnificent residence stands proudly adjacent to Waite Oval & Arboretum, offering an idyllic blend of serenity and grandeur.

Established front gardens guide you to a tiled wrap-around verandah, leading through a beautiful lead-light framed front entry. Once inside, you're welcomed by a wide entrance hall that introduces the formal living area. Large north-facing picture windows bathe the space in natural light, accentuating lofty ceilings and a stately marble fireplace. The room adjoins a spacious formal dining area, ideal for hosting intimate dinners or family gatherings.

Across the hall, the luxurious primary suite is complete with a walk-in robe, ensuite, and lush views through large windows overlooking the front gardens. Bedrooms two and three offer built-in robes and bask in natural light, with easy access to the centrally located main bathroom and adjacent wc amenities. A fourth bedroom currently utilised as a dedicated study with built-in cabinetry and a practical laundry with external access and excellent storage complete this level.

Downstairs, a double garage with side-by-side parking includes ample storage and a workshop space, ensuring your every need is catered to.

The heart of the home is the expansive open-plan family living area. Its soaring domed ceiling and large picture windows create an inviting, light-filled atmosphere and an amplified sense of spaciousness. The expansive kitchen is equipped with quality Miele appliances and a unique combination cooktop, whether you're cooking for one, or for many, it will be an enjoyable task with a breakfast bar and servery adding to the kitchen's functionality.

Relax around the cosy combustion fire during winter and open the French doors in the warmer months, extending your living space onto the undercover patio. Whimsical gardens provide the perfect backdrop for alfresco dining while sprawling lawns offer a magical environment where children can run and play.

More to love:

- ☑ New zone able reverse-cycle ducted air throughout, combustion fire in open-plan living
- ☑ Monitored alarm security system
- ☑ Fantastic storage throughout includes several linen cupboards and a generous utilities/storage room on lower level
- ☑ Side-by-side double garage with workshop space
- ☑ Tool shed and screened utility area in rear garden
- ☑ Expansive kitchen with Miele appliances and combination cooktop
- ☑ Generous primary bedroom suite includes walk-in robe and ensuite with a bath
- ☑ Soaring ceilings and large picture windows throughout
- ☑ North-facing property looking out onto Waite Arboretum
- ☑ Several entertaining zones include wrap-around tiled verandah and undercover entertaining patio
- ☑ Zoned for Unley High School

Immerse yourself in the luxury lifestyle on offer in this beautiful suburb. Only 10 minutes from the CBD, Netherby is one of best kept secrets of the inner southeast. You'll love its wide tree-lined streets and breezy proximity to local amenities such as Mitcham Square and Frewville Foodland.

In close proximity to some of Adelaide's most prestigious schools including Scotch College, Walford School, and Concordia College, with University of Adelaide's Waite Campus only a short walk away.