

285 Rangeview Drive, Mount George, SA 5155

HARRIS

House For Sale

Wednesday, 26 June 2024

285 Rangeview Drive, Mount George, SA 5155

Bedrooms: 3

Bathrooms: 1

Parkings: 3

Area: 4089 m2

Type: House



Josh Biggs
0407604041



Jack Hodgson
0423029621

\$960k-\$1.02m

Best Offers By 12noon Thursday 11th of July (unless sold prior) This is the tree-change you've been waiting for. A meticulously maintained and flawlessly updated mid-century home standing proud on just over an acre of lifestyle-laden land - 285 Rangeview Road is the very embodiment of Adelaide Hills living. Canopied by soaring ceilings, wrapped with wide picture windows, and lined with polished timber flooring, mid-century scale is celebrated across the C1961 double brick home, while crisp contemporary colour palette and ceiling hung curtains embrace the calibre to create a truly timeless home. From spacious living and dining area to expansive front lounge; complete with stone and timber mantled combustion heater for toasty winters and a dedicated study nook. The floorplan prioritises effortless flow and space to spread out. A sleek kitchen by Balhannah Kitchens delivers an intuitive home hub, composite stone benchtops and glass splashback uniting a full suite of stainless-steel appliances and extensive storage, while open-plan positioning overlooking meals area enables seamless meal service. Three spacious bedrooms are set for a serene night's rest, all serviced by a luxe updated bathroom, floor-to-ceiling tiles, wall-hung vanity, freestanding bathtub, and frameless shower bringing hotel-chic to bath time. Lush, stone-tiered gardens provide an outdoor homestead fitting of the hills, from shaded Box Elder Maple-shaded entertaining area to sheds and garaging, while a detached studio radiates true multipurpose flexibility. Whether you're seeking a supreme work-from-home suite, music room, yoga studio, dojo, playroom, or all the above, it's a retreat to work with you. Established and self-sufficient king and pink ice proteas, leucadendrons, and leucospermums make full use of the 4089sqm allotment, providing a native flower empire you can choose your own adventure with. Share the blooms with your neighbours via roadside stall, upscale into a flourishing business, or simply enjoy just for yourself - the framework is ready and waiting for you to embrace as you see fit. The best kept secret of the Adelaide Hills, Mount George ensures you can soak up the serenity and feel miles away from it all, while in reality, you're only a 5-minute drive from the hills havens of Stirling, Piccadilly, and Uraidla for free time spent working your way through the plethora of cafes, eateries, specialty shops, and community hubs. Crafers Primary School, Heathfield High School, and a plethora of private schooling options are on hand for a streamlined school run, while it's only 25 minutes to the Adelaide CBD, or a quick bus ride from the stop just outside your door. Your next era begins here. More to love:

- C1961 double brick house
- Extensive rainwater tank system plumbed to house
- Double carport and additional off-street parking
- Secondary driveway with full block access
- Split system reverse cycle air conditioning to living area
- Combustion heater to lounge
- Separate laundry and guest WC
- Polished timber floors and loop-pile carpets
- Powered garden sheds
- Ceiling hung curtains
- Irrigation system provisions
- Fixed wireless NBN with relay to studio
- Septic tank with recent servicing
- External roller shutters

Specifications: CT / 5504/209 Council / Adelaide Hills Zoning / PRuL Built / 1961 Land / 4089m² (approx.) Council Rates / \$2,150.53pa Emergency Services Levy / \$183.44pa SA Water / NA Estimated rental assessment / Written rental assessment can be provided upon request Nearby Schools / Crafers P.S, Uraidla P.S, Aldgate P.S, Basket Range P.S, Heathfield H.S, Oakbank School, Urrbrae Agricultural H.S Disclaimer: All information provided has been obtained from sources we believe to be accurate, however, we cannot guarantee the information is accurate and we accept no liability for any errors or omissions (including but not limited to a property's land size, floor plans and size, building age and condition). Interested parties should make their own enquiries and obtain their own legal and financial advice. Should this property be scheduled for auction, the Vendor's Statement may be inspected at any Harris Real Estate office for 3 consecutive business days immediately preceding the auction and at the auction for 30 minutes before it starts. RLA | 226409