

30 Cormorant Drive, Hewett, SA 5118



House For Sale

Tuesday, 2 July 2024

30 Cormorant Drive, Hewett, SA 5118

Bedrooms: 5

Bathrooms: 2

Parkings: 2

Area: 798 m2

Type: House



Sallyann Vivian

0419849168

Auction at the Ray White Gawler East Office

Ross Whiston and Sallyann Vivian of Ray White Gawler East proudly present 30 Cormorant Drive in Hewett, a stunning residence that effortlessly combines luxury, functionality, and comfort. This home boasts four generously sized double bedrooms, each designed to provide ample space and comfort. In addition, there is a home office, ideal for those who work remotely or require a quiet study area. The master bedroom is a true retreat, featuring a luxurious ensuite and a spacious walk-in robe, offering both style and practicality. The ensuite and main bathroom have been tastefully renovated to a high standard, showcasing modern fixtures and finishes that add a touch of elegance to your daily routine. Bedrooms two, three, and four all come with built-in robes, providing ample storage solutions. As you enter the home, you are greeted by a formal lounge or sitting room at the front, perfect for welcoming guests or enjoying a quiet moment. For those who love entertainment, the home includes a versatile home theatre, rumpus room or even a 5th bedroom, adding flexibility to the indoor living spaces. The heart of this home is its generously designed open plan kitchen, meals, and family room. The kitchen is a chef's dream, equipped with quality appliances, plenty of storage, and extensive bench space, including a central island bench that is perfect for meal preparation and casual dining. Comfort is assured year-round with ducted reverse cycle heating and cooling throughout the home, complemented by a feature gas fireplace in the main living area, providing both warmth and ambiance. Outdoor living is equally impressive, with a practically designed alfresco area that includes a built-in outdoor kitchen and a wood-fired pizza oven, perfect for entertaining family and friends. The beautifully established and landscaped gardens surrounding the home are a true delight, featuring an extensive list of fruit trees, a large lawn area, garden shedding, and much more. Additionally: Year Built - 2005 (approx.) Wall Construction - Brick Land Size - 798sqm (approx.) Floor Area - 235sqm (approx.) Frontage - 22m (approx.) Estimated Rental Return - \$700.00-\$800.00 per week Solar System - 6.6kw system with a tesla battery Zoning - N Neighbourhood Local Council - Light Regional Council Council Rates - \$430.00 per quarter (approx.) Easement(s) - Yes Encumbrance(s) - Yes Sewerage - Mains This property offers a rare blend of luxury, practicality, and beauty, making it the perfect place to call home. To organise your private viewing, contact Ross 0418 643 770 or Sallyann on 0419 849 168. Want to find out where your property sits within the market? Have one of our multi-award-winning agents come out and provide you with a market update on your home or investment! Disclaimer: Every care has been taken to verify the correctness of all details used in this advertisement. However, no warranty or representative is given or made as to the correctness of information supplied and neither the owners nor their agent can accept responsibility for error or omissions. Ray White Gawler East RLA 327 615