

31 Arundel Road, Brighton, SA 5048

House For Sale

Sunday, 23 June 2024

31 Arundel Road, Brighton, SA 5048

Bedrooms: 4

Bathrooms: 2

Parkings: 4

Type: House



Annie Need
0412551988

Best Offer closing 2nd July @ 1p.m. usp

Offers closing Tuesday 2nd July @ 1pm (unless sold prior)A stunning home boasting a traditional open fire for many cosy winter nights ahead, is tucked into a quiet tree lined street in the sought after Brighton suburb. The residence has many character features include high ceilings, a formal lounge, and a superb kitchen ready to cater for family gatherings. The art deco influences of this beautifully upgraded 1950's home flow seamlessly throughout, from the formal living area featuring an open fire, to the central dining room and family living space. A modern kitchen is equipped with quality stainless steel appliances, stone tops and a roomy island bench. Entertaining is a delight with the dining and family room leading through to the large undercover outdoor area. Accommodation includes three bedrooms, in the main house all with built-in robes, complimented by two spacious bathrooms and a convenient second separate wc off the laundry. A fourth bedroom / studio has been converted from a portion of the rear garage, perfect for teenagers, guests or gym. Heating and cooling this wonderful home comes easily with year-round temperature control throughout. There is ample parking at the front of the home, as well as a valuable rear lane providing access to the garage and back yard. There is even room for a boat. The front and back gardens are well established and easy to maintain. Ideally located just a short stroll to Brighton Road shopping and public transport, and a few minutes more to the beach and Brighton Oval. Other features of this premium home include:

- Ducted evaporate air conditioning and a reverse cycle split system in the meals/family area
- Ceiling fans in all the bedrooms
- Five zone security system and triple lock security doors to the outdoor entertaining area
- Garden/tool shed

We look forward to welcoming you to this delightful property or call Simon O'Donohue 0433 785 550 or Annie Need 0412 551 988 with any questions. Disclaimer: The accuracy of this information cannot be guaranteed and all interested parties should seek independent advice. Should this property be scheduled for auction the vendor's statement may be inspected at our Harcourts Packham office located at 698 Anzac Highway, Glenelg for 3 consecutive business days immediately preceding the auction and at the auction for 30 minutes before it starts. RLA 281 342