

38 Railway Terrace, Edwardstown, SA, 5039

HARRIS

House For Sale

Friday, 30 August 2024

38 Railway Terrace, Edwardstown, SA, 5039

Bedrooms: 3

Bathrooms: 1

Parkings: 2

Type: House

Embrace Edwardstown from the perfect base for any lifestyle

Auction 9am Saturday 14th September (USP)

A mid-century home on a generous 722sqm allotment, standing proud in ever-evolving Edwardstown 38 Railway Terrace an enviable address for whatever your next era holds.

A classic brick frontage enjoys eastern orientation, with veranda the perfect locale to soak up the morning sun. A central hall sets the tone for the calibre carried across the entirety of the footprint, with lofty ceilings, timber-look floors, and crisp colour palette layering contemporary style throughout.

Three spacious bedrooms deliver abundant scope to spread out and configure exactly as you like, all serviced by a perfectly preserved nostalgic bathroom, mosaic tiling, corner shower, and bathtub combining to host everyday rituals with retro soul. A brand-new galley kitchen with full-length pantry, sleek tiled backsplash, and stainless-steel appliances, including gas cooktop, delivers a stylish home hub.

Primed for summers spent outdoors, an expansive pergola overlooks a vast rear yard that showcases the 722sqm allotment, highlighting further potential to create something new, be it a bespoke extension, swimming pool, high-spec outdoor entertaining suite, or all the above.

Seconds to endless amenities along South Road, ready for you to finetune your new routine with coffee and retail shopping at Castle Plaza, the plant run at Bunnings, and knock-off drinks or a pub meal the Maid of Auckland or the Avoca. Prime placement with the bike track at your door ensures you can spend downtime peddling with the family to Marino or the CBD, while proximity to the trainline ensures an effortless commute. Close to Edwardstown, Forbes, and Ascot Park Primary Schools, and Plympton International College, Springbank Secondary College, and Hamilton Secondary College, with numerous private schooling options also in easy reach.

The next chapter has your name written all over it. Extend out, start from scratch and harnesses the full scale of the generous allotment, or simply settle in and savour exactly as is. Whatever you choose, it's sure to be a real page turner.

More to love:

- ☑ Secure fenced frontage
- ☑ Single garage and additional off-street parking carport on full length driveway
- ☑ Ducted air-conditioning
- ☑ Separate laundry
- ☑ High ceilings
- ☑ Ceiling fans
- ☑ Rainwater tank
- ☑ Established fruit trees

Specifications:

CT / 5821/663

Council / Marion

Zoning / GN

Built / 1955

Land / 722m2 (approx)

Frontage / 15.52m

Council Rates / \$1,587.95pa

Emergency Services Levy / \$136.85pa

SA Water / \$166.30pq

Estimated rental assessment / \$580 - \$610 per week / Written rental assessment can be provided upon request

Nearby Schools / Edwardstown P.S, Forbes P.S, Ascot Park P.S, Plympton International College, Springbank Secondary College, Mitcham Girls H.S

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