

**4 Hawksnest Avenue, Seaford Rise, SA, 5169**



**House For Sale**

Tuesday, 15 October 2024

4 Hawksnest Avenue, Seaford Rise, SA, 5169

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**

## Is relaxing at the end of day on a tiered decking with ocean views your thing?

Well; look no further than this immaculate, family home that I am very proud to present for sale. In fact, these current residents love it so much they are willing to pay rent to stay while their new house is built, if this could be considered.

As you approach, you will notice the attractive street frontage, complete with a double garage that is automated for easy access and storage and featuring a direct entrance into the home.

The property boasts a low-maintenance front garden, which could serve as extra parking if you need.

Believe me when I say this home is immaculate. Its beautiful, beachy, Bali fresh feel provides a refreshing retreat at the end of a long working day.

Come through... The front north facing living room is spacious and separate from the rest of the living areas. Think peace and quiet! Note how the seamless flow of floorboards from here and throughout the rest of your home; and as you walk through admire the clean, freshly painted walls. These residents love their home so much and have taken great care in maintaining this property, even replacing the skirting boards throughout ensuring perfect presentation.

The home exudes a refreshing beach vibe, particularly evident as you transition from the hallway into the expansive kitchen and dining family room area, which overlooks a sizeable all-weather entertainment space. What an absolute winner this area is!

The kitchen has been renovated recently. Yes, the cook top is electric, but there is a gas point in the cupboards to facilitate a gas cook top should you choose to install, and this connection also extends to the outside entertainment area. Eliminate the hassle of running out of gas mid-cooking!

Positioned centrally, the kitchen serves as the hub of the home, providing a fabulous outlook onto the outdoor entertainment area. The walk-in pantry and large wrap-around kitchen benches will certainly appeal to entertainers out there who prefer an open space when mastering their art, plus the bonus of allowing for supervision of children who may gather in the kitchen.

Set on a 457 square metre allotment, this 2005 home has everything you would need in a new home.

Enjoy the benefits of 5.2 kilowatts of solar power, thanks to the 18 solar panels roof top.

NBN connection installed.

Enjoy the lovely wood fire during the chilly months, with additional reverse cycle split system in the large southern family area and reverse cycle evaporative cooling for comfort throughout the warmer months.

Enjoy Bedroom one, with its huge walk-in robe, ensuite and an external door leading to an intimate courtyard area a perfect retreat for moments of peace and quiet.

Bedroom two also enjoys a large walk-in robe, while the bedroom three is equipped with a full-sized built-in robe. All bedrooms are fitted with ceiling fans, including the northern living area at the very front of the home.

The centrally located main bathroom offers a larger than average bath and shower. A separate toilet and vanity area for convenience to all that live here. The separate laundry, featuring ample cupboard space, contributes further to the storage capabilities of this remarkable home.

Step outside to discover the huge outdoor area visible from the kitchen, which leads to a separate deck.

Love, love love this deck area, which I first mentioned, is ideal for enjoying picturesque views after a long day at work. It is equipped with additional lighting and overlooks a low-maintenance garden and grassed area below.

The location of your new home is superb. So close to our beautiful Moana and Seaford beaches, with a choice of reserves and playgrounds. So close to the southern expressway, drive to the CBD or the Fleurieu Peninsula, or catch the train or bus to the CBD.

Families will appreciate the choice of excellent private and public schools in the area, accessible via bus routes, with the main primary school just a short walk away.