

52 Beatrice Street, Prospect, SA, 5082

HARRIS

House For Sale

Sunday, 8 September 2024

52 Beatrice Street, Prospect, SA, 5082

Bedrooms: 4

Bathrooms: 2

Parkings: 5

Type: House



Alexandra Green

C1921 double brick bungalow extended to alfresco perfection on one of Prospect's iconic jacaranda-lined streets

Best Offers By 12pm Tuesday 24th September (USP)

Stretching over a generous 767sqm north-south parcel before reaching at its undeniable apex at an all-seasons outdoor epicentre complete with pool - 52 Beatrice Street doesn't stop dazzling.

Whether it's the sandstone façade wrapped with mosaic-tiled return veranda, or the soaring ornate ceilings, light-wash polished timber floors, and subtle gold tones that elevate authentic deco detailing throughout, every element is carefully balanced, creating a home that defines contemporary family luxe.

Starting with three spacious bedrooms - all complete with built-in robes before flowing through to central lounge anchored by wood log gas heater, the original footprint has been optimised for free-flowing ease, updated three-way family bathroom servicing all with striking style.

Showcasing Bianco Carrara Marble benchtops and backsplash, as well as a full suite of stainless-steel appliances to elevate even the simplest cook up, a brand-new kitchen delivers a flawless first impression, while a picture window floods northern light and doubles as a servery to unite indoors and out.

Instantly securing its status as your entertaining hub, an extensive outdoor deck is canopied by gabled pergola, wrapped with zip-track blinds for custom shade coverage, and poised overlooking the sparkling waters of the pool, ready to take you from morning dip to sunset gin seamlessly.

Elevating the framework further, a detached studio with ensuite exemplifies multi-purpose potential. Whether it's the ultimate additional slumber zone for independence-craving teens or multiple generations, home business hub that harnesses driveway access, pool room, home gym, or yoga hub, it's a space designed to adapt with you.

The best of the northeast is right at your fingertips, with a short walk to all the splendour of Prospect Road to start the day with coffee at Cotto, before lunch at Bottega Bandito, a movie at the Palace Nova, and dinner at Meze Mazi, with endless additional specialty shops, gyms and eateries ensuring you can rejig your rituals on demand. A short walk to Prospect and Prospect North Primary Schools, and zoned for Adelaide and Adelaide Botanic High Schools, with numerous private schools in close radius for a streamlined school run.

Prospect personified. You'll never look back.

More to love:

- ☑️ 5kw solar panel system
- ☑️ Full-length driveway with triple carport and additional off-street parking
- ☑️ Double and single powered garages with loft storage
- ☑️ In-ground fibreglass pool with Ozone mineral salt chlorination system, heat pump, and retractable shade awning
- ☑️ Ducted reverse cycle air conditioning throughout, plus split system to studio
- ☑️ Wood log gas fire to lounge
- ☑️ Heritage features throughout soaring 3.2m ceilings, decorative mouldings, polished timber floors
- ☑️ Plush carpets to bedrooms
- ☑️ Separate laundry with extensive storage
- ☑️ Irrigation system
- ☑️ Security system with hardwired CCTV cameras
- ☑️ Instant gas hot water service
- ☑️ NBN ready
- ☑️ Utility courtyard
- ☑️ Downlighting and feature lights

- ☒ Plantation shutters
- ☒ 1000l rainwater tank

Specifications:

CT / 5072/74

Council / Prospect

Zoning / EN

Built / 1921

Land / 767m² (approx)

Frontage / 15.24m

Council Rates / \$3,263.05pa

Emergency Services Levy / \$252.70pa

SA Water / \$277.59pq

Estimated rental assessment / \$850 - \$900 per week / Written rental assessment can be provided upon request

Nearby Schools / Prospect P.S, Prospect North P.S, Enfield P.S, Adelaide Botanic H.S, Adelaide H.S

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