

6 Shaftsbury Street, Eden Hills, SA 5050

HARRIS

House For Sale

Wednesday, 19 June 2024

6 Shaftsbury Street, Eden Hills, SA 5050

Bedrooms: 4

Bathrooms: 3

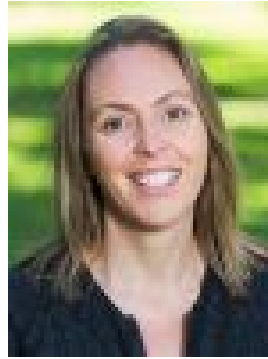
Parkings: 2

Area: 896 m2

Type: House



Tyson Edwards
0438768878



Mandy Edwards
0409650515

\$900k-\$990k

Best Offers By 12pm Monday 8th July (Unless Sold Prior) Nestled in a small and quiet pocket of Eden Hills, this expansive two-level home offers a perfect blend of tranquility, convenience, and ample living space. The upper level is dedicated to comfortable living and sleeping quarters, featuring a generous living area filled with natural light, perfect for family gatherings or relaxing evenings. The bedrooms on this level are spacious and well-appointed, providing a serene retreat with plenty of storage and comfort. The lower level is designed for both entertainment and practicality. It boasts a large rumpus room that opens directly to an impressive swimming pool, ideal for hosting summer parties or enjoying a refreshing swim. Adjacent to the rumpus room, you'll find a dedicated study space, perfect for working from home or as a quiet spot for study sessions. The lower level also includes extensive storage options, ensuring everything has its place. The outdoor spaces of this home are equally impressive. The expansive backyard is a haven for both relaxation and recreation, featuring a large swimming pool surrounded by a well-maintained deck and loads of shedding for all your storage needs. A wood winch is conveniently placed to service the combustion heater, ensuring cozy winter nights. The property is also a nature lover's dream, with wildlife frequently visiting the backyard, offering a unique and serene living experience. Location is another key advantage of this property. It's just a short walk to Blackwood Primary and High Schools, making it ideal for families with school-aged children. The Flinders Medical Centre is conveniently located, providing easy access to healthcare services. Additionally, the home is only a 20-minute drive to the city, making commuting straightforward and convenient. Overall, this home offers a unique opportunity to enjoy a spacious and serene lifestyle while being close to essential amenities. It's perfect for families looking for a peaceful yet convenient living environment with plenty of room to grow and entertain. Specifications: CT / 5572/309 & 5572/104 Council / Mitcham Zoning / HN Built / 1980 Land / 896m² (approx.) Frontage / 24.38m Council Rates / \$2081.55pa Emergency Services Levy / \$177.30pa SA Water / \$243.59pw Estimated rental assessment: \$750 - \$780 p/w (Written rental assessment can be provided upon request) Nearby Schools / Blackwood P.S, Eden Hills P.S, Bellevue Heights P.S, Belair P.S, Blackwood H.S, Springbank Secondary College, Mitcham Girls H.S Disclaimer: All information provided has been obtained from sources we believe to be accurate, however, we cannot guarantee the information is accurate and we accept no liability for any errors or omissions (including but not limited to a property's land size, floor plans and size, building age and condition). Interested parties should make their own enquiries and obtain their own legal and financial advice. Should this property be scheduled for auction, the Vendor's Statement may be inspected at any Harris Real Estate office for 3 consecutive business days immediately preceding the auction and at the auction for 30 minutes before it starts. RLA | 226409