

60 Shipsters Road, Kensington Park, SA, 5068



House For Sale

Thursday, 24 October 2024

60 Shipsters Road, Kensington Park, SA, 5068

Bedrooms: 3

Bathrooms: 2

Parkings: 4

Type: House



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Family Size Living With Everything At Your Doorstep!

Welcome to 60 Shipsters Road, a charming 1927 character home located in prestigious Kensington Park. Set on approximately 611 sqm, this residence beautifully blends its historical charm with modern updates, creating an inviting family haven.

Step inside and discover:

- A welcoming hallway featuring elegant baltic pine floors that guide you through the home.
- To the front is a spacious master suite complete with a walk-in robe, leading through to a private ensuite.
- Two additional generously-sized bedrooms, all carpeted for comfort and warmth, with built-in robes in bedroom 3 and built-in shelving in bedroom 2 either side of mantel place
- At the heart of the home is a versatile study or reading room, offering the perfect retreat for some peaceful, quiet time or the ideal work-from-home setup.
- A rear extension added circa 2010 featuring a stunning open-plan casual meals, kitchen, and family room, ideal for both daily living and entertaining.
- The sleek kitchen has stone benchtops, a walk in pantry, quality appliances, and a plumbed-in fridge included in the sale.
- In addition there is a sparkling white family bathroom and separate, well equipped laundry.
- Year-round comfort with a gas log fireplace in the family room, and split system air conditioning in the main bedroom and family room.
- Spacious outdoor entertaining areas provide the perfect setting for hosting guests or enjoying family gatherings.
- Additional features include a charming vine-covered, paved outdoor entertaining area and a well-maintained lawn, offering plenty of space for children to play or the family dog to roam.
- Energy efficient solar: 1 Goodwe 10kW inverter with 36 x 370W panels (13.32kW) and 9 panels on tilt system. A great saving!

Ideally situated within walking distance of both Marryatville Primary and High Schools and Pembroke College, and just a stone's throw from the vibrant Parade with its diverse shops and restaurants, as well as Marryatville Shopping Centre, this home offers unmatched convenience. With the CBD only 5km away, it's the perfect spot to enjoy a coveted lifestyle in a highly sought-after location.

AUCTION: Wednesday 6th November at 6pm, on site.

(\$1,700,000)

CT: Volume 5749 Folio 858

Council: City of Burnside

Council rates: \$2,201.65 per annum (approx)

Water Rates: \$269.09 per quarter (approx)

Land Size: 611sqm (approx)

Year built: 1927 (approx)

To register your interest or to make an offer, scan the code below:

<https://prop.ps/l/Wm724UfT9xZe>

(Please copy and paste the link into your browser)

LJ Hooker Kensington | Unley provide a service called Auction Pay which allows you to pay your deposit online, on the spot at Auction, rather than having the hassle of arranging payment by cheque. Please contact Janine Bergin to find out more about this service.

The Vendor's Statement (Form 1) will be available for perusal by members of the public:-

(A) at the office of the agent for at least 3 consecutive business days immediately preceding the auction; and

(B) at the place at which the auction is to be conducted for at least 30 minutes immediately before the auction commences.