

**7 Baxter Road, Seaford, SA 5169**

**HARRIS**

**House For Sale**

Wednesday, 19 June 2024

7 Baxter Road, Seaford, SA 5169

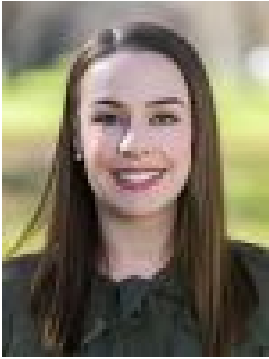
**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 1**

**Area: 348 m2**

**Type: House**



Allison Bond

0402341052

**\$650k-\$700k**

Laid back surf shack vibes meet the perks of a 2018 build in this white, bright and airy 4-bedroom home that sets its compass from south to north and sits within a stroll of five reserves and the white sands of Seaford. As fresh as the sea air that envelops it, this energising home is roomy and easy in the same breath on its low-maintenance parcel with plenty of room to play at its lawned and landscaped rear. Beyond its cute-as-can-be weatherboard facade, an astute layout ensures those northern winter rays are reserved for the most important space of all; an open-plan family room bookended by the kitchen and an alfresco pavilion. With a breakfast bar, gas cooktop, dishwasher and storage at every turn atop timber-look floors, don't be surprised if your Uber Eats bill drops and your passion for cooking rises. Set at the front of the home, the spacious main bedroom features blissful separation, a two-sided walk-in robe and an ensuite bathroom that makes those morning loo queues a thing of the past. Your future is all now all about getting out amongst that fresh air and Seaford's welcoming beach town hospitality, just 30 minutes from Adelaide's CBD, 10 minutes from McLaren Vale's famous wineries and, of course, moments from the beach. Bring your surfboard. More to love: **??**A modern weatherboard style home with a contemporary layout **??**The perfect holiday house or first home **??**Nestled in a quiet, friendly pocket near the beach and local Foodland **??**Prized south-north orientation **??**Spacious, landscaped rear yard **??**Lock-up garage and additional off-street parking **??**Fresh white colour scheme, inside and out **??**Three-way main bathroom **??**Storage includes built-in robes to bedrooms 2, 3 and 4 **??**Ducted heating and cooling for year round comfort **??**Just a 10-minute walk from the beach **??**Strolling distance from public transport **??**And much more. Specifications: CT / 6194/344 Council / Onkaparinga Zoning / HDN Built / 2018 Land / 348m<sup>2</sup> (approx) Frontage / 10.67m Council Rates / \$1877.84pa Emergency Services Levy / \$137.65pa SA Water / \$163.23pa Estimated rental assessment / Written rental assessment can be provided upon request Nearby Schools / Moana P.S, South Port P.S, Seaford Rise P.S, Old Noarlunga P.S, Seaford Secondary College. 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