

Lot 16 West Terrace, Leasingham, SA 5452



House For Sale

Thursday, 16 May 2024

Lot 16 West Terrace, Leasingham, SA 5452

Bedrooms: 3

Bathrooms: 2

Parkings: 4

Area: 1833 m2

Type: House



Andy White
0870736888

Contact Agent

Located in the quiet and picturesque enclave of Leasingham in the heart of the famous Clare Valley is perched one of the areas finest and most impressively designed passive solar home. A truly remarkable off the grid brand new 7 energy star rating home awaits one fastidious purchaser featuring all the "I wants" any family would desire. No more electricity bills to contend with in this ever changing market of spiralling prices and uncertainty. Here is your chance to reduce ones carbon footprint with sustainable living at its finest. Located approx. 1.5 hours north of Adelaide and approx. 14 mins to Clare where every convenience awaits such as hospitals, shops, schools and not to mention its famous award winning wineries that litter the entire district. A peaceful environment where living takes on a new dimension with spectacular views. Upon entry you are greeted by an Airlock system that helps to keep the elements at bay when entering the home. This space prevents hot or cold air from escaping from the living areas. A massive 2.4m high and 920m wide door greets you plus a secondary pair of double glass doors allow entry into the abode adorned with 2.7m ceiling throughout and 2.4m doors throughout. Timber look flooring resides in all the heavy traffic areas of the home plus quality woollen Berber carpets adorn every bedroom adding a touch of class and comfort. LED downlights have been lavished upon the entire home and a neutral colour scheme graces the walls and ceilings. The open plan living encompasses the lounge, dining plus the kitchen and is extremely generous in its offering. The large north facing windows allow ample light to filter to all facets of the living area making it a truly inviting environment for all. Quality full block out blinds throughout the home plus a R/C Mitsubishi split system inverter A/C in the living area help keep the elements at bay. Ample power points adorn every wall. A magnificent combustion heater also graces these living quarters. The kitchen is truly a chefs delight with a 900mm fan forced Westinghouse S/S oven, S/S 5 burner gas cooktop (bottled gas), S/S dishwasher, 900mm Euro S/S rangehood plus a dual sink with a high arched mixer tap. Boasting ample cupboard and bench space with a large island bench that would double as a breakfast bar. The elegant subway tiled splashbacks and concrete look bench tops flow seamlessly throughout this work of art. In addition we have incorporated a truly massive walk in pantry that will even hide the fridge/freezer from public view. These features are nestled under a large window that takes in the breath taking views of O'Leary Walker Wines and the valley below. The master bedroom is extremely generous in nature with an abundance of windows plus a large walk in robe with drawers and hanging facilities. The ensuite is also generous in design and even has a bathtub, toilet, sizeable vanity and mirror plus a semi frameless large shower. The fixtures and fittings are all chrome. Bedroom 2 & 3 are also very generous in design and feature provision for built ins if one desires. The large master bathroom has semi frameless chrome/glass shower, toilet, sizeable vanity with a square basin and mirror. This will cater for the growing family with ease. The massive laundry features ample linen storage plus sink and provision for under bench appliances that save on water usage. The low maintenance gardens are welcomed allowing you more time to explore the surrounding areas and not be a slave to endless chores. A 6x6m high clearance carport with concrete flooring plus a 6x6m double insulated garage, that is fully insulated with 2 electric roller doors and a P/A door. This brilliant combination houses the approx. 11.62kw solar system complete with a petrol 7kw Westinghouse generator that automatically cuts in when the batteries are low making this stand alone system state of art. It can even connect to your phone informing you of its exact capacity of charge etc. The house is also self sustainable with running water. It features 2x 22,500 litre rainwater tanks with pump that feeds the house thus reducing dependence on water from the mains. The added bonus is that you also have mains water as a back up if ever needed. A fire fighting pump with 40m of fire fighting hose is also included as part of this outstanding package. An enviro cycle septic and instant gas hot water system plus retaining walls and automatic sensor lights around the house all go to make this offering one of the Clare Valleys finest. Positioned near the Riesling Trail and so much more. I could not suggest a better place to relax and unwind under the comfort of the vines and indulge oneself in the reassuring factor that this brand new Fairmont built home will deliver cheap living for generations to come. So to view your next home call Andy White on 0413 949 493 today. RLA 232366