

13 Hart Road, Truro, SA, 5356

House For Sale

Thursday, 24 October 2024

13 Hart Road, Truro, SA, 5356

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Type: House

Executive Residence with Views of the Valley - Lifestyle Change Awaits

This impeccably presented executive home offers everything a discerning buyer could desire. Located just minutes from town, the property boasts a beautiful array of fruit trees, a stunning garden, and a dedicated fire pit entertainment area. Built in 2003, the home features an outdoor entertaining space with a private rear yard. Quality craftsmanship and thoughtful design are evident throughout, making this home truly stand out.

* 4 bedrooms plus home office/studio

* Master bedroom with ensuite & Walk-in robes.

* Built-in robes to bedrooms 1,2,3

* 2 bathrooms in total, all with neutral décor & sparkling presentation.

* 2 main living areas including dining room, spacious lounge room & open plan family room opening directly to the undercover outdoor entertaining area with excellent views of surrounding valleys & rolling hills.

* Spacious kitchen with quality appliances, plenty of storage & significant amounts of bench space.

* Cleared, fenced paddocks with flowing creeks ideal for cattle or horses

* Three separate sheds plus a workshop 12.5 meters x 7 meters with 2 roller doors

Outside, the immaculate gardens surrounding the home add to the serenity. A deck and veranda wrap the entire home, with several areas for sitting and enjoying the countryside. There are 2 x 5,000-gallon rainwater tanks and 6kW solar system.

This property must be seen in person to be appreciated in its entirety. For any further information, or to make a time to inspect, please contact Paras Doshi on 0433 161 400 And Vito Nozza 0417 823 188

Year Built | 2003 (approx.)

Land Size | 4.7 Hectare (approx. 11.61 acres)

Frontage | 235.9 m (approx.)

Zoning | RU - Rural

Local Council | Mid Murray Council

Council Rates | \$TBA pa (approx.)

Water Rates Supply and Sewerage | \$TBA per quarter (approx.)

Es Levy | \$TBA pa (approx.)

Current Rental | NA

Title | CT 6201/308

Easement(s) | Yes

Internal Living | 151 sqm (approx.)

Total Building | 352 sqm (approx.)

Construction | Brick veneer

NB: The information provided here is approximate and deemed reliable but not guaranteed.

VENDOR STATEMENT: The vendor's statement (FORM-1) may be inspected at our office for 3 consecutive business days immediately preceding the Auction; and at the Auction for 30 minutes before it gets under way. Should you like to view these documents electronically I will be happy to email you a copy of the FORM-1 Vendor Statement during the advertising campaign at any time

Disclaimer: The information provided above has been sourced from what we deem reliable channels. Nonetheless, we cannot assure the absolute accuracy of this information, nor do we assume liability for its precision. Prospective parties are encouraged to conduct their own investigations and assessments to ascertain the veracity of this information for their specific needs. Furthermore, please note that the images presented are purely for illustrative and design purposes and may not accurately depict the final product or finishes.

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