

**23 Fern Rd, Blackwood, SA, 5051**

**House For Sale**

Thursday, 24 October 2024

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**Bedrooms: 6**

**Bathrooms: 3**

**Parkings: 2**

**Type: House**



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## Delivering on space, style and luxury

This exceptional family home, constructed in 2014 by the award-winning Kreca Built, offers the perfect combination of modern living and convenience. Situated just steps away from Wittunga Botanic Gardens in the heart of Blackwood, this property provides scenic elevated views of the hills, a generous yet low-maintenance 1,030m<sup>2</sup> allotment, and proximity to the city, beach, Hills and McLaren Vale wine regions—all within a short drive. With easy access to top public and private schools, Flinders Hospital and University, and the newly completed north-south corridor, this home delivers an enviable lifestyle.

Designed for sophisticated family living, this residence boasts state-of-the-art amenities at every turn. Dimmable lighting throughout the home allows for customized ambiance, perfect for any occasion. High-end European appliances and spectacular finishes define the open-plan kitchen, dining, and living spaces, complemented by wide hallways, tall ceilings, and premium engineered timber-look windows and doors. The chef's kitchen, featuring a Siemens built-in coffee machine, Liebherr integrated fridge, butler's pantry, and island bench, is the heart of the home.

Seamlessly extending to the outdoors, the living area opens via sliding timber doors to an expansive outdoor entertaining space, complete with an integrated Artusi BBQ, fridge, and a solar-heated, fully tiled pool. The private gardens and separate, self-contained studio are ideal for guests, extended family, or as a teenager's retreat, offering a bedroom, living area, bathroom, and kitchenette.

The sumptuous master suite is a perfect retreat, featuring a freestanding stone bath, walk-in wardrobe, private balcony, and an ensuite with rainforest and luxury shower heads. Bedrooms 2 and 3 also enjoy private balconies, built-in desks, and sweeping views of the pool and hills beyond.

Recently repainted and updated with luxurious New Zealand wool carpets, the home also includes five Velux skylights, offering abundant natural light throughout.

Located near public transport and Blackwood village's shops and restaurants, this magnificent property offers a modern and luxurious lifestyle in one of Adelaide Hills' most sought-after locations.

### Key features:

- 16kW solar system with Tesla Powerwall battery
- Fully integrated Sonos speakers inside and out
- Full home automation via phone app
- Ducted heating and cooling, plus a stylish gas fireplace in the main living area
- Laundry chute
- Home theatre, powder rooms on both levels, and built-in cabinetry throughout
- Secure two-car garage with fast-charging Mercedes Wallbox (universal type-2 plug) for electric vehicles
- Additional secure off-street parking for several cars
- Secure remote entry gates, fully fenced property
- Sports court, garden shed, and utility area