

25 Harbour View Terrace, Victor Harbor, SA, 5211

NEWTON
&CO

House For Sale

Wednesday, 13 November 2024

25 Harbour View Terrace, Victor Harbor, SA, 5211

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Type: House

MODERN VICTOR HARBOR LIVING WITH UNINTERRUPTED WATER VIEWS.

Change the shape of your days with an impressive contemporary home right on the water in Victor Harbor. Boasting exceptional uninterrupted water views from your alfresco while just 160m to Muwerang Kent Reserve and the wider oceanfront, life on the water is the order of the days to come.. Beautifully contemporary from its fresh façade to the spotless gourmet kitchen, alfresco and waterfront terrace, this is the perfect retirement home or space to enjoy memorable family years surrounded by water in the welcoming Victor Harbor community.

A wide hallway including a built-in cloak room and welcoming hybrid floors (100% waterproof) guide you past three spacious double bedrooms that include mirrored built-in robes, quality blinds and the comfort of ceiling fans, with a luxe ensuite for the main bedroom including a double vanity and large double shower, with an upgraded WC. Right in the mix, the main bathroom offers a family-friendly extra-depth bath and stylish tiling, along with a walk in shower and an upgraded WC taller than standard!

Sealing the deal is an open plan living like this will finesse your lifestyle, delivering that sense of "I've arrived" from the moment you catch sight of the water. A designer kitchen with room for all boasts stone bench tops, Bosch 900 mm induction hotplate, integrated double drawer dishwasher, Graphite Glass splash backs, under cupboard led strip lighting, and more quality appliances including dual Bosch ovens prime for families and entertaining.

The living area includes a feature entertainment alcove that holds a 2.4 meter floating entertainment cabinet in the lounge, a 1800mm wide 6 blade multifunction ceiling fan / light, and incredible waterfront alfresco living the true gamechanger. Settle in for a new life of pre-dinner drinks overlooking the water, casual paddleboarding, fishing in the lake, and invigorating swims from this world-class beauty overlooking the blue on Harbour View Terrace.

KEY FEATURES

Bright and white open plan living with wonderful water views and seamless flow to alfresco

Gleaming gourmet kitchen made for entertaining with dual Bosch ovens, central island breakfast bar, tons of bench space, an abundance of cabinetry, stone bench tops, Bosch 900 mm induction hotplate, integrated double drawer dishwasher, Graphite Glass splash backs, under cupboard led strip lighting

- Living area featuring an entertainment alcove that holds a 2.4 meter floating entertainment cabinet in the lounge & a 1800mm wide 6 blade multifunction ceiling fan / light

Tiled undercover alfresco and sunny patio with lawns and 180 waterfront views in tight-knit community

Three generous bedrooms with mirrored built-in robes and stylish ensuite to main bedroom

Large family bathroom with family-friendly bath & heated towel rail, along with the luxurious ensuite featuring a double vanity

Great laundry with external access and plenty of storage

Reverse cycle ducted AC throughout

Double garage with auto panel lift door and rear roller door access to secure concrete area ideal for boats and toys

LOCATION

- Located only 400 meters from South Coast District Hospital

Exceptional waterfront position overlooking low maintenance gardens and lawn with steps down to the water for a morning kayak or dip

Seconds to Victor Harbor's expansive green ocean waterfront including Kent Reserve, the Heritage Trail and boat ramp and just 1km to the heart of Victor Harbor town for everyday shopping, dining and entertainment

Favourably positioned along the coast a scenic drive to Port Elliot, Middleton and Goolwa

Walking distance to Victor Harbor High just 600m away and an easy commute to Victor Harbor Primary and Investigator College

SPECIFICATIONS

CT - 6244 | 526

LAND SIZE - 542 sqm

COUNCIL - Victor Harbor

COUNCIL RATES - \$2,932.55 per annum

YEAR BUILT - 2023

PROPERTY FACILITIES

- 4 x Security Cameras, connected to mobile device
- External water filter plumbed for fridge water
- Watering system
- Rainwater tank
- Ducted reverse cycle Air Conditioning & Heating
- Fully insulated
- Built-in cloak room
- Tinted windows at back of house
- Pop-up sprinklers on lawn
- Ceiling fans
- Mains water, sewer & electricity
- NBN connection
- 2 x Bosch Oven's

- 1800mm wide 6 blade multifunction ceiling fan / light
- Bosch 900 mm induction hotplate
- Double drawer dishwasher
- Under cupboard led strip lighting

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.

Property Code: 254