

# 38 Beverley Grove, Encounter Bay, SA, 5211

P.J.D. REAL ESTATE

## House For Sale

Wednesday, 18 December 2024

38 Beverley Grove, Encounter Bay, SA, 5211

Bedrooms: 3

Bathrooms: 1

Parkings: 5

Type: House



Joanne Dean  
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## A Special Place

To call home.

A place to enjoy the very best of life in beautiful Encounter Bay.

To enjoy the peace & quiet surrounds, tucked in at the end of the cul-de-sac.

- To take a look at your new home, please call Joanne on 0407 524 401 to arrange a time to view.

You will love the styling of this beautiful home. Stunningly refurbished & decorated, the home has undergone a huge transformation.

Set on a good sized 660sqm allotment, this home has everything you desire. Ducted Reverse-cycle air conditioning & ceiling fans provide a temperate climate all year round. There are security shutters on all windows, a 6.6kw Solar system with a 10kw storage battery & a heat pump HWS - all designed to help keep your running costs to a minimum.

Stylish new floor plan inside offers a bright & open home. Front door opens to a central entry hall. Modern grey & white décor flows, with new timber-look flooring.

Step through & into WOW - your amazing new kitchen & dining. Smart gloss white cabinets with extensive bench space & wondrous large drawer storage, plus overhead & display cabinets & a corner pantry store. Trendy brick tiled splash backs. Black accents feature in the furnishings. All new electric appliances include dishwasher, wall oven & induction cooktop. Cabinets are all soft close - a truly stunning space to be chef in!

The generous dining alcove adjoins, with large patio doors opening out to your undercover & fully lined entertaining area. Fitted with cabinets for outdoor cooking ease. Shade blinds protect on the windy days. Positioned to enjoy the pretty garden views & watch the chooks scratching in their ritzy pen!

Your lounge room / tv space is set next to the dining area. A cosy & tranquil room, filled with natural light drawn in via the dual aspect windows & bay alcove. This more formal space with neutral carpeting & soft white drapes to cover the glazing.

A central corridor accesses the 3 bedrooms. Bedrooms 2 & 3 both have built-in storage & bed 3 is currently set up as your home office. The master suite is set at the quiet end of the hall, with walk-thru robe storage leading directly into the family 3-way bathroom. Offering new shower alcove, bath & separate vanity area & WC. Laundry is adjacent with outside access.

Outdoors offers something for everyone. The fenced back garden is segregated into sections for pet management or open up for one complete area. There is a new & extensive Colourbond shed / workshop for the home handy person. Lush lawn & a good mix of fruit trees including apricot, nectarine & fuji apple and raised veggie gardens, all encased with a secure wire compound to keep the birds out & the chooks in!

The front elevation offers excellent off-road parking for your caravan or boat on the hard gravelled landscape, and there is garaging UMR for your family vehicle. The end of the property has gated access to secure your trailer & suchlike.

- A true delight in every way - ready & waiting - just move on in & enjoy!

Disclaimer: While reasonable efforts have been made to ensure that the contents of this publication are factually correct, PJD Real Estate and its agents do not accept responsibility for the complete accuracy of the contents (including but not limited to a property's land size, floor plans and size, building age and condition) and suggest that the information should

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