

39 Spring Avenue, Kangarilla, SA, 5157

House For Sale

Tuesday, 19 November 2024

39 Spring Avenue, Kangarilla, SA, 5157

Bedrooms: 4

Bathrooms: 2

Parkings: 5

Type: House

Prestigious Family Home With Incredible Outdoor Entertaining Area

Set on a third of an acre of pristine land, this gorgeous home is the epitome of style and sophistication showcasing high end finishes, sleek design, a fantastic outdoor entertaining area, and a huge triple garage and workshop, all located in a highly sought after neighbourhood.

Step into the main living area where high ceilings, fresh neutral colours, beautiful flooring, and an open plan design welcomes you in like a warm summer breeze. The stunning kitchen makes a statement with premium appliances, 1200mm wide gas cooktop, stone benchtops, pendant lighting, walk-in pantry, and an island bench with room for seating.

Entertaining is a cinch with the living zone flowing out to the spacious covered alfresco area with an outdoor kitchen complete with a barbeque, sink, fridge and cabinetry. Exterior blinds make the space feel more like an outdoor room and allow for use during all weather conditions. This is the ideal place for a barbeque with family and friends while you take in majestic bushland views in privacy.

The expansive grassed yard offers plenty of space for the kids and pets to play as well as a firepit area. In addition to the garden shed, there is a massive 3 phase powered shed at the back of the property with triple industrial height roller doors, 5 metre pitch, and an adjacent studio/rumpus.

At the front of the home, the second lounge area provides a bonus living space for larger families and could be used as a media room. Situated away from the other bedrooms, the master suite is a decadent retreat with a spectacular private ensuite complete with floating dual vanity, king sized shower and separate toilet. There are also his-and-her walk-in robes fitted out with custom cabinetry giving it a luxurious finish.

Ideally positioned in a beautiful street just around the corner from Kangarilla Primary School, the home is just a short drive from shops, vineyards, and cafes while pristine beaches are around twenty minutes away. Prestigious homes such as these are highly desirable and will not last long on the market. Call today to avoid disappointment!

Even more to love:

Built 2021 Hickinbotham Homes

Double garage with drive-through access to the backyard

Side access to the powered triple shed

Custom outdoor kitchen with stone bench tops with dual water fall edges

Second lounge or media room

Beautiful main bathroom with bathtub and separate toilet

Separate laundry with exterior access

130,000 rain water tanks plumbed to shed and home

2.7 metre high ceilings

6.6kW solar system

Reverse cycle ducted heating and cooling

Ceiling fans in all bedrooms

Plantation shutters

Automated irrigation system

3m x 3m garden shed

Walk-in linen cupboard

Built-in robes in all bedrooms

Instant gas hot water

Taylex aerobic septic system which waters the rear lawn underground and garden beds

Exposed aggregate driveway and paths

9.1m x 9.1m shed with a 2.8m x 8.9m man cave / rumpus room, huge 3phase power with a sub board in shed, ample lighting in shed and rumpus room, man cave lined, insulation to ceiling and walls, ceiling fan and a tv antenna install

Specifications:

CT / 6244/630

Council / Onkaparinga

Zoning / TN

Built / 2021 Hickinbotham Homes

Land / 1280m2 (approx)

Frontage / 20m

Council Rates / \$2396pa

Emergency Services Levy / \$168.70pa

Septic System / \$99pq including council report

Estimated rental assessment: \$620 - \$650 p/w (Written rental assessment can be provided upon request)

Nearby Schools / Kangarilla P.S, Clarendon P.S, McLaren Flat P.S, Meadows P.S, Happy Valley P.S, Aberfoyle Park H.S, Reynella East College, Wirreanda Secondary School, Willunga H.S, Blackwood H.S

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