

6 Ward Avenue, Eden Hills, SA, 5050

Tanner

House For Sale

Wednesday, 18 December 2024

6 Ward Avenue, Eden Hills, SA, 5050

Bedrooms: 4

Bathrooms: 2

Parkings: 4

Type: House

Escape to the Country whilst enjoying city life..

Built in 1958 and set on 1864m² of land, this wonderful four- or five-bedroom home with two bathrooms, double garage, sweeping bushland views and an inground concrete swimming pool is on the market and ready for its next chapter.

Escape to the country with no neighbours across the road and views to the coast, where bushland walks and evenings watching the sunset through the canopy of trees provide a lifestyle, we crave but rarely find. A couple of minutes drives to Flinders Hospital and University and just 15 minutes down to the beach makes this your perfect next home and investment in the Adelaide real estate market.

The huge living spaces and bedrooms as well as under house storage give you so many options for versatile living and storage. The mid-century features include terrazzo flooring, stone feature walls, wood panelling, high ceilings and floor to ceiling windows.

Double garage with auto roller door leads to under house storage/cellar space, as well as a huge rumpus room, fifth bedroom or home office.

Heating and cooling are taken care of with a split system and gas fire in the lounge, and a wall unit in the generous second living room. The living and dining enjoy stunning views with floor to ceiling windows basking in that aspect of rolling hills that stretch as far as the eye can see. The central hard wood kitchen features double sink, six burner gas cooktop and Bosch dishwasher. All the bedrooms are a great size and three have built in robes.

Eden Hills is 20-30 minutes to the city, Flinders University and Medical Centre are just down Shepherds Hill Road and an abundance of reserves and National Parks to explore by bike and on foot. Nearby Schools include Blackwood P.S, Eden Hills P.S, Bellevue Heights P.S, Belair P.S, Blackwood H.S, and St Johns Grammer.

It's our absolute privilege and pleasure to bring this property, to the market. Please Call Simon Tanner with any questions about the home or for further information about the local area. We're here to help and we'd love to hear from you:
0402292725

Specifications:

CT / 5696/684

Council / Mitcham

Zoning / HN

Built / 1958

Land / 1864m² (approx)

Frontage / 54.94m

Council Rates / \$2,207.60pa

Emergency Services Levy / \$189pa

SA Water / \$227.88pq

Estimated rental assessment / \$750 - \$800 per week/Written rental assessment can be provided upon request

Nearby Schools / Bellevue Heights P.S, Eden Hills P.S, Blackwood P.S, Clovelly Park P.S, Marion P.S, Blackwood H.S, Springbank Secondary College

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