

**8 Davies Road, Pelican Lagoon, SA, 5222**



**House For Sale**

Wednesday, 13 November 2024

8 Davies Road, Pelican Lagoon, SA, 5222

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 6**

**Type: House**



Scott Wenham

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## Stunning Coastal Retreat

Welcome to your dream home! Nestled on an expansive 18.2-hectare parcel of land, this exquisite 3-bedroom, 2-bathroom residence, completed in 2024, offers a perfect blend of luxury, comfort, and eco-friendly living.

3 spacious bedrooms, featuring built-in robes, providing ample storage and comfort for the whole family, 2 modern bathrooms, including a lavish ensuite, designed with high-end finishes and an imported stone bath for a touch of elegance.

An open-plan layout that seamlessly connects the living, dining, and kitchen areas, perfect for entertaining or enjoying family time. Create masterful dinners utilising your chef inspired kitchen including premium Miele appliances and energy-efficient fixtures.

Stepping out onto a stunning north-facing deck that offers breathtaking water views over Pelican Lagoon, ideal for morning coffees or sunset gatherings.

Secure attached remote garage (internal access) for 2 vehicles, plus open parking for an additional 4 cars, ensuring convenience for you and your guests.

This home is designed with the environment in mind, featuring laminated safety glass doors & windows, ceiling and wall insulation, an AWT waste system, water tanks (50,000l) and water-efficient fixtures.

Stay connected with Vast satellite TV and Starlink internet, and enjoy year-round comfort with reverse cycle split system air conditioning.

With too many amazing inclusions to mention please do not hesitate to call Scott for an extensive list of these features and whilst you are speaking with him enquire on the tourism potential of a luxury Airbnb plus the possibility (STCA) of short stay accommodation cabins as has been approved in the district nearby.

Situated in the picturesque Pelican Lagoon, 15 minutes from Penneshaw Ferry Terminal, this property boasts stunning coastal views and a serene environment, all while being conveniently located near local amenities including the new Cliffs Golf Course due for completion for first rounds late 2025. Enjoy the best of both worlds, tranquillity and accessibility.

Don't miss this opportunity to own a piece of paradise at 8 Davies Road. This property is truly a rare find, combining luxury, sustainability, and breathtaking views. Contact us today to schedule a private viewing and explore the endless possibilities this stunning home has to offer!