

8 Seaview Road, Port Elliot, SA, 5212



House For Sale

Thursday, 24 October 2024

8 Seaview Road, Port Elliot, SA, 5212

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Type: House



Philip Dodd

Elevated Position at Boomer Beach

Step back in time with a keen eye to the future when you inspect this 1970's constructed family holiday home at Boomer Beach, Port Elliot.

The pounding surf at Boomer Beach remains very much the same as the 1970's, however, today the variety of cafes and coffee houses on The Strand is strikingly different and vibrant for residents and holiday folk who choose Horseshoe Bay and Port Elliot as their home-away-from-home.

Sited on a generously proportioned residential allotment of some 1,190 sqm, the solid construction Besser brick improvements are a testament to the quality of the labour and materials that have provided the family ownership with low property maintenance for over 50 years.

Property Features include:

- Open-plan lounge dining and kitchen with orientation to Victor Coastline
- Second family living area / sunroom with northern aspect
- Accommodation comprises 3 bedrooms with carpets and drapes
- Bathroom with shower and vanity, separate toilet and laundry facilities
- Detached garage workshop with concrete floor and connected power
- Generous allotment area of some 1,190 sqm with a wide 22m frontage
- Securely fenced rear yard for kids and pets to enjoy
- Split reverse-cycle air conditioning to main living area, plus all electric facilities.

The shelter offered by the established trees and coastal shrubs are a haven for native birdlife, with enough room for kids and pets to enjoy the serenity of country-style fun in the back yard.

Protected from the prevailing coastal breezes, a sunny corner is easy to find at any time of day.

With recent new residential developments being the trend in the neighbourhood, 8 Seaview Road at Port Elliot will surely gravitate to something outstanding and potentially monumental for the next owners and future generations to embrace.

Future residential redevelopment of the site and/or land division are exciting options for the next owner to explore with the necessary statutory approvals. Alternatively enjoy the very serviceable and comfortable residential improvements on offer in this popular and tightly held location just moments from the surf and pristine beach at Boomer.

For sale by EOI closing 18th November 2024

For further property details and arrangements for inspection by appointment, contact Dodd and Page Pty Ltd, members of the Real Estate Institute of South Australia Since 1922. RLA 1381. Dodd and Page Port Elliot office: 08 8554 2029
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