



19 Port Elliot Rd, Port Elliot



RE LAUNCHED DUE TO FAILED CONTRACT

With a rural setting but just minutes to Boomer beach makes 19 Port Elliot Road the ideal coastal retreat.

Positioned on a Low maintenance 1100 sqm of land, fully irrigated and self-sufficient, renovated, and ready to go!

Featuring that classic wrap around veranda perfect for that wine o'clock at the end of the day, watch the Kangaroos jump around in the neighbouring paddock or get up at sunrise and grab your surfboard and ride those famous waves.

With plenty of space for all the family, the fourth bedroom could also be used as a home office with external entrance out to an undercover decked entertaining area and garden, a perfect space to keep the fur baby contained.

Did I mention the fantastic Shed with 2 car garage and workshop or rumpus room? With outdoor space for a Caravan or boat and just minutes to Historic Port Elliot and a 10-minute Drive into Victor Harbor makes it rare for properties like this come to market often.

Master Bedroom to the rear of the home with renovated ensuite

🏠 4 🛏 2 🚿 2 📏 1,106 m2

Price	SOLD
Property Type	Residential
Property ID	61
Land Area	1,106 m2

Agent Details

Adele Newton - 0423 644 132

Office Details

Newton & Co

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&CO

3 other good-sized bedrooms, fourth bedroom could be multi used as home office with external door to the outdoor entertaining area all undercover and external power

3 way main bathroom for the use of bedroom 2 & 3

Secured garden area with natives and fruit trees

2 lounge areas with split system heating and cooling, capturing morning and afternoon sun

Ceiling fans for extra comfort

Floor tiles and laminate throughout, perfect for when half of the beach comes home with you

Gas Hot water

NBN to the property

Electric cooking and stainless steel appliances

Septic system with garden irrigation

6x 7 shed and 5 X 5.4 workshop

Space for a Caravan or Boat or both

Built in - 2000

CT - 5197 | 411

Zoning - Neighbourhood

Land - 1100 sqm

Frontage - 21.34 sqm

Council - Alexandrina

All information provided has been obtained from sources we believe to be accurate, however, we cannot guarantee the information is accurate and we accept no liability for any errors or omissions (including but not limited to a property's land size, floor plans and size, building age and condition). Interested

parties should make their own enquiries and obtain their own legal and financial advice.

Property Code: 61

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