

30 Melaleuca Drive, Athelstone

A Family Retreat with Black Hill Views

Set in a peaceful Athelstone street with beautiful views towards Black Hill Conservation Park, this welcoming four bedroom home delivers space, lifestyle and a genuine connection with nature.

Built in 1977 and set across approximately 606sqm, the home presents an ideal opportunity for first home buyers, growing families and upsizers searching for room to spread out and entertain.

At the heart of the home is the renovated kitchen, complete with stone benchtops, gas cooktop, dishwasher and an abundance of storage and preparation space. A striking gabled ceiling allows natural light to pour in, while large windows frame the leafy outlook towards Black Hill.

Flowing directly from the kitchen is a beautiful timber deck, creating the perfect setting for entertaining family and friends, enjoying a morning coffee or unwinding with a glass of wine while taking in the surrounding landscape. The peaceful setting regularly attracts some of the area's local wildlife, with koalas, kangaroos and kookaburras known to make an appearance.

4 2 1

FOR SALE

\$1,190,000 - \$1,300,000

VIEW

Sat 26th Sep @ 10:15AM - 10:45AM

AGENTS

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We cannot guarantee or give any warranty about the information provided.
Interested parties must rely solely on their own enquiries.

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Inside, two oversized living areas provide plenty of flexibility for family life, while a versatile office or sitting area offers additional space to work from home, relax or potentially convert into a fifth bedroom.

Accommodation is provided by four well sized bedrooms, with the main bedroom enjoying its own ensuite and beautiful outlook. Bedrooms two, three and four are serviced by the family bathroom, complete with a bathtub.

What you'll love;

- Overlooking Black Hill Conservation Park
- 4 well proportioned bedrooms
- Renovated kitchen with stone benchtops
- Light filled
- Dual living areas
- Versatile office space
- Beautiful timber deck ideal for hosting
- Reverse cycle air conditioning
- Solar
- Abundance of storage
- Internal access from the carport

Surrounded by the foothills lifestyle Athelstone is renowned for, the home remains conveniently close to local schools, Athelstone Shopping Centre and Newton Village, while an abundance of walking trails and natural reserves are within easy reach.

Spacious, welcoming and ready to enjoy, this is a wonderful family home where entertaining, everyday living and nature come together.

Purchasing this property as an investment? Talk with Kirsty Clark from our PM team and see why our Property Management department is #1 amongst all the LJ Hooker offices Worldwide.

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RLA 61345 RLA 282965 RLA 231015

MORE DETAILS

Property ID	WTUFDG
Property Type	House
Land Area	606 m2
Including	Ensuite
	Air Conditioning
	Toilets (2)

Julian Rullo 0407846417

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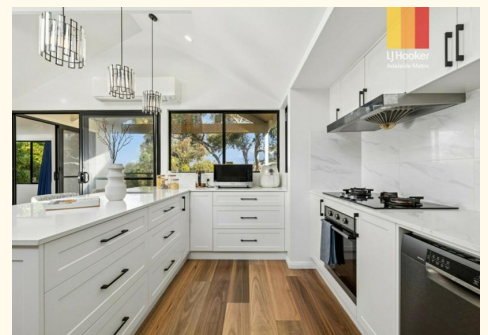
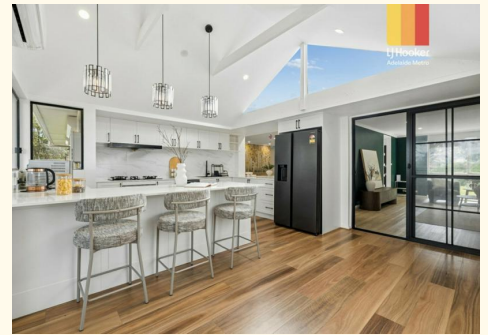
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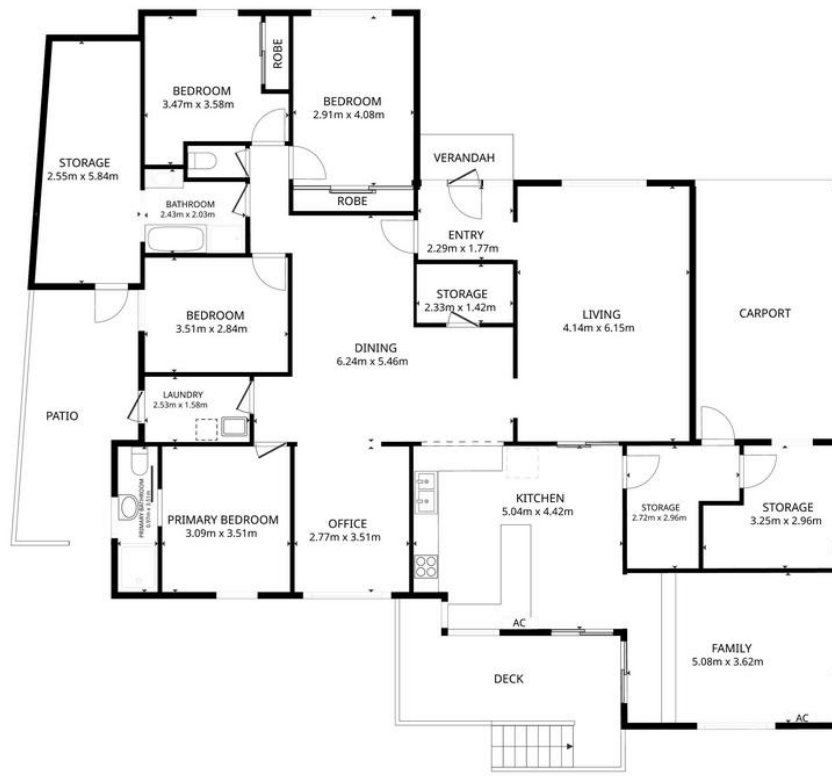
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FLOOR PLAN

PLANS AND LAYOUTS ARE NOT TO SCALE; DIMENSIONS ARE INDICATIVE ONLY. DETACHED STRUCTURES MAY NOT BE 1
INTERESTED PARTIES SHOULD MAKE AND RELY ON THEIR OWN ENQUIRIES.

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