



Norton Summit, 35 Debneys Road

Hills living with city convenience



Privately nestled on approximately 2,380 sqm of picturesque land in the glorious Adelaide Hills is this 1975 built residence.

A tribute to the era, this home features soaring raked ceilings, exposed timber beams and slate floors, accentuated with distinctive brick walls.

Whilst emanating a cosy country feel with nature and wildlife on your doorstep, a quick 8 minute drive will see you shopping at the newly revitalised Magill Village Precinct and enjoying the culinary delights of the numerous eclectic eateries on Magill Road. A short stroll will take you to the iconic Scenic Hotel, a cosy place to drink and dine all year around.

Comprising up to 4 bedrooms, with bedrooms 1,2 and 3 featuring built-in robes and the master with ensuite. Bedroom 4 has outside access via sliding doors and could make an

For Sale
Contact Agent

View
ljhooker.com.au/2CSNFDZ

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LJ Hooker St Peters
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Disclaimer: All information contained therein is gathered from relevant third parties sources. We cannot guarantee or give any warranty about the information provided. Interested parties must rely solely on their own enquiries.

ideal home office or studio.

The open plan lounge/dining area is warmed by a combustion heater with the convenience of a split system airconditioner. The family bathroom has a spa bath and separate wc.

Central to the home is the kitchen with dishwasher which overlooks the family room and leads out to the outdoor entertaining area and expansive rear garden.

3 car garaging plus the luxury of an additional study/workshop ensures extensive storage options.

Easy access to Norton Summit Primary School and quality private schools and numerous shopping options

Additional features:

Bore

2 rainwater tanks (20,000 litres) plumbed to the house

Fire sprinkler system

2 phase power

Dual driveway

Numerous fruit trees

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.

** 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 advice.

Should this property be scheduled for auction, the Vendor's Statement (Form 1) will be available at the LJ Hooker St Peters office for 3 consecutive business days immediately preceding the auction and at the auction for 30 minutes before it starts.

RLA 61345 RLA 282965 RLA 231015



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More About this Property

Property ID	2CSNFDZ
Property Type	House
Land Area	2380 m2

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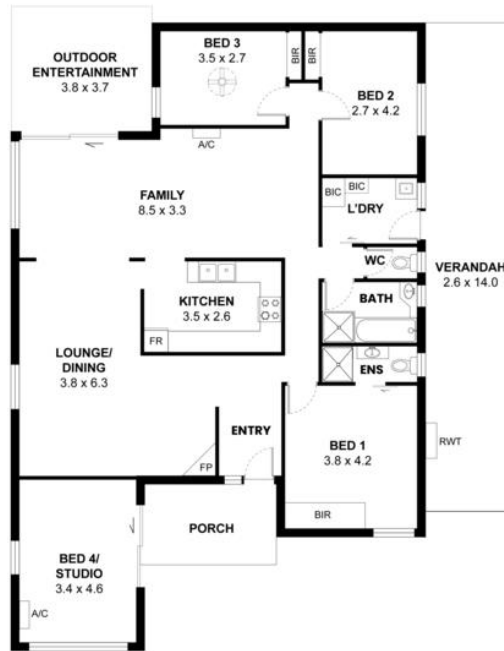
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- Interior Living - 134m²
- Exterior Living - 143m²
- Total - 277m²



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