



Queenstown, 44 Webb Street

Charming Character Villa with Expansive Garaging

Step into the charm of a picturesque 1920's villa that combines character-filled elegance with modern family convenience.

This beautiful home offers a flexible layout, accommodating up to four bedrooms or three bedrooms with a formal lounge, making it versatile for families of all sizes. Inside, polished Baltic pine floors, high ceilings, ornate fireplaces, and period details create a warm, inviting ambiance that echoes the home's historic charm.

Well-appointed kitchen, equipped with stainless steel appliances, dishwasher, and a walk-in pantry, serves as the central hub. Seamlessly connecting to the dining area and family room with exposed brick features. From here, sliding doors open to a wraparound, undercover verandah, overlooking a tranquil garden perfect for outdoor entertaining or relaxing.



For Sale
Auction

View
ljhooker.com.au/4YKXFE8

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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.

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The master bedroom is a retreat of its own, complete with built-ins, a split system air conditioning, ceiling fan, and ornate fireplace, while additional bedrooms offer the flexibility of carpeted or timber floors and period fireplaces.

Features To Love:

- * Flexible floor plan offering up to 4 bedrooms or 3 bedrooms plus a formal lounge
- * Master bedroom includes extensive built-in robes, split system air conditioning, ceiling fan, an ornate fireplace, and polished Baltic pine floors
- * Bedroom 2 at the front of the home with carpet, high ceilings, ceiling fan, picture rail, and a beautifully ornate fireplace surround
- * Bedroom 3 with Baltic timber flooring and an elegant fireplace surround
- * Formal lounge/Bedroom 4 with carpet, an ornate fireplace, and added attic storage with folding ladder access
- * Central passageway with polished Baltic pine floors, a decorative archway, and period light fittings
- * Modern country-style kitchen with stainless steel appliances, dishwasher, exposed brick walls, and a walk-in pantry; adjacent dining area fits a large table for up to 8
- * Family living area extending from the dining space, with a charming, exposed brick feature wall
- * Generous modern bathroom with integrated w.c. and laundry, and an electric towel rack with timer
- * Expansive 4-car garage, perfect as a workshop, plus a large backyard with an undercover area ideal for children to play safely
- * Additional carport with space for 3 vehicles, secure auto panel lift door for added privacy, and one extra off-street parking spot
- * Reverse cycle split system air conditioning for year-round comfort

In a highly sought-after location, this villa is close to Port Adelaide Shopping Centre, and just a short distance to the lake and beach. Enjoy nearby sporting grounds, reserves, top-rated schools and easy access to childcare, transport links, and some of Adelaide's finest golf courses. With both city convenience and scenic leisure options, this home provides a lifestyle of comfort, character, and accessibility.

For more information about the property, please contact Rosemary Auricchio on 0418 656 386 or Nick Carpinelli on 0403 347 849.

* The vendor's statement may be inspected at 139 Tapleys Hill Road, Seaton SA 5023 for 3 consecutive business days immediately preceding the auction; and at the auction for 30 minutes before it commences.

Disclaimer:

Any prospective purchaser should not rely solely on 3rd party information providers to confirm the details of this property or land and are advised to enquire directly with the agent in order to review the certificate of title and local government details provided with the completed Form 1 vendor statement. All land sizes quoted are an approximation only and at the purchasers discretion to confirm. All information contained herein is gathered from sources we consider to be reliable. However, we cannot guarantee or give any warranty about the information provided. Interested parties must solely rely on their own enquiries. RLA 175322



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More About this Property

Property ID	4YKXFE8
Property Type	House
Land Area	697 m ²
Including	Air Conditioning Fire Place Courtyard Dishwasher Outdoor Entertaining Floorboards Workshop Built-in-Robes Secure Parking

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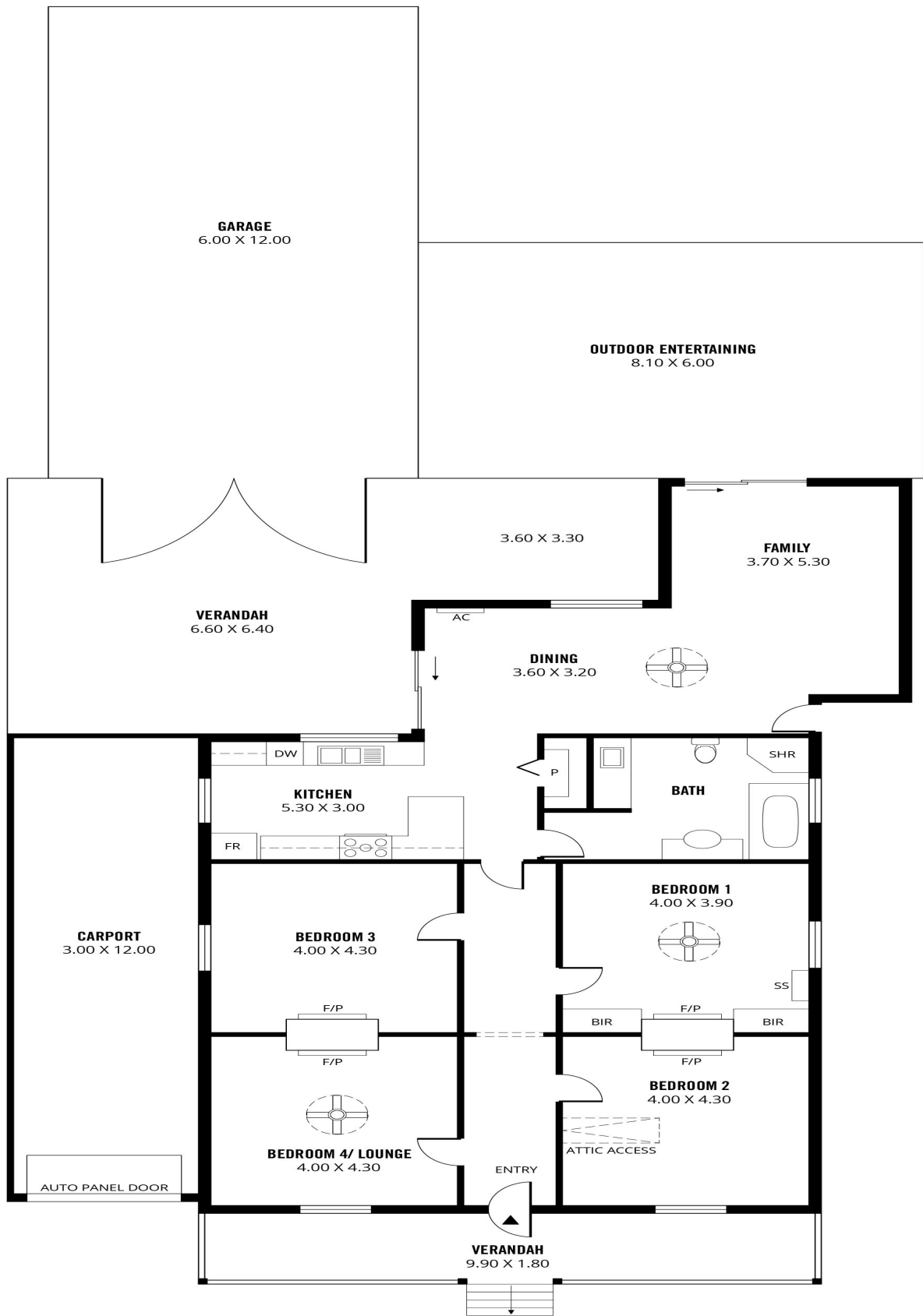
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393m²

TOTAL

162m²

Living

73m²

Verandah

72m²

Garage

37m²

Carport

49m²

Outdoor Entertaining



Scale in metres. This drawing is for illustration purposes only. All measurements are approximate and details intended to be relied upon should be independently verified.

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