






14 Redin Street, Richmond

5  2  6 

Sold | New Suburb Record!

Commanding an unforgettable street presence, this extraordinary two-storey residence stands as a true jewel in the crown of Richmond. Architecturally bold and finished without compromise, it delivers a rare fusion of grand scale, cutting-edge technology and resort-style living - setting a new benchmark for luxury family homes in Adelaide's inner West.

A striking facade and epoxy-floored, blacked-out garage introduce the calibre of design within. Step inside to soaring ceilings and a dramatic void rising up to 6 metres, where light and volume are enhanced by double glazing and toughened glass throughout, ensuring both acoustic comfort and thermal efficiency.

At the front of the home, a refined living space offers exceptional versatility as a formal lounge, executive office or private library, enhanced by a custom-built media wall with concealed cabling and integrated shelving. A flexible ground-floor lounge or guest bedroom is supported by a stylish powder room, adjacent laundry and a generous walk-in storeroom.

The heart of the home unfolds into a vast open-plan family and dining domain, anchored by a bespoke built-in entertainment unit and seamlessly connecting to the outdoors. The designer kitchen is an

FOR SALE
\$2,130,000

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Interested parties must rely solely on their own enquiries.

 **LJ Hooker**

entertainer's centrepiece, featuring quality appliances, extensive cabinetry and a fully appointed butler's pantry with dual sinks, delivering effortless functionality for everyday living and large-scale entertaining alike.

Indoor and outdoor living merge seamlessly via expansive glazing to two alfresco zones, both equipped with ceiling fans. The main alfresco is a true showpiece, complete with a fully equipped outdoor kitchen, built-in BBQ and double fridge - all overlooking the resort-inspired swimming pool and landscaped grounds.

Upstairs, a private retreat with its own balcony offers a peaceful escape, while a centrally located living area provides ideal separation for family living. The oversized master suite is a luxurious sanctuary, boasting a generous walk-in wardrobe and an indulgent ensuite with dual vanities and a freestanding bathtub. Three additional bedrooms complete the upper level - one with a walk-in robe and others with built-in robes - serviced by a stylish main bathroom with bath and separate WC.

Outdoors, the residence truly excels. The Natural Pools SA concrete tiled swimming pool is fully automated and finished with mineral chlorination, underground pool blanket, concealed spa jets and blower, LED colour-change lighting and heating provisions - all discreetly housed within the rear garage which offers additional rare storage options via drive through access from the primary garage.

Surrounding the pool, exposed AG Premix Platinum top-of-the-range concrete features throughout the pool coping, steppers, driveway and pathways, expertly completed by Schueys Concrete, providing a cohesive and striking architectural finish.

A generous lawn area offers the ideal space for children and pets, while additional storage is provided via the large rear shed.

Perfectly positioned, Richmond blends lifestyle and convenience with ease. Enjoy close proximity to Hilton Plaza, cafés, parks, playgrounds, the West Torrens Library and public transport - all just minutes from the Adelaide CBD.

Key Features

- Two-storey luxury residence with commanding street presence
- Soaring ceilings with architectural voids up to 6 metres
- Double glazing and toughened glass throughout
- Epoxy-floored, blacked-out garage
- Built-in media walls with concealed cabling and integrated library shelving
- Entertainer's kitchen with butler's pantry and quality appliances
- Two alfresco areas with ceiling fans, and fully equipped outdoor kitchen
- Electric block-out blinds to cinema room and living areas
- Plantation shutters
- Daikin ducted air conditioning with Airtouch 4 Smart Controller zone controllers and temperature sensors in every room, including linear architectural vents
- 3-phase power, extensive power points and network cabling
- 48-panel (20kW) solar system with 84kW battery, 3 phase power backup and black out protection and smart app
- Camera system, intercom and full monitoring
- Outdoor ceiling speakers
- Natural Pools SA fully automated concrete tiled pool with Smart App controlled pool blanket, spa jets, blower and LED colour-change lighting
- Exposed AG Premix Platinum concrete to pool coping, steppers, driveway and paths by Schueys Concrete

Specifications

Title: Torrens Title
Year built: 2022
Land size: 650 sqm (approx)
Council: City of West Torrens
Council rates: \$2,368.25pa (approx)
ESL: \$215.10pa (approx)
SA Water & Sewer supply: \$262.99pq (approx)

All information provided including, but not limited to, the property's land size, floorplan, floor size, building age and general property description has been obtained from sources deemed reliable. However, the agent and the vendor cannot guarantee the information is accurate and the agent, and the vendor, does not accept any liability for any errors or oversights. Interested parties should make their own independent enquiries and obtain their own advice regarding the property. Should this property be scheduled for Auction, the Vendor's Statement will be available for perusal by members of the public 3 business days prior to the Auction at the offices of LJ Hooker Mile End at 206a Henley Beach Road, Torrensville and for 30 minutes prior to the Auction at the place which the Auction will be conducted.
RLA 242629

MORE DETAILS

Property ID	Y5AHDM
Property Type	House
Land Area	650 m2
Including	Ensuite Air Conditioning Built-in-Robes Carpeted Close to Schools Close to Shops Close to Transport Heating Pool Roller Door Access

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