



15 Sexton Street, GOOLWA BEACH, SA 5214

Charming Coastal Cottage on a Large Corner Allotment

Nestled in a peaceful residential pocket of Goolwa Beach, this delightful cottage-style home offers the perfect blend of charm, comfort and opportunity on a substantial corner allotment of more than 1,000m².

Whether you're searching for a solid investment, a cosy weekend retreat or a comfortable permanent residence with room to move, this appealing property delivers on all fronts.

Inside, the home offers a warm and welcoming atmosphere with an open kitchen / dining / lounge area designed for relaxed everyday living, two bedrooms, a neat bathroom, separate toilet & separate laundry.

Recent improvements have enhanced both comfort and functionality, including a new roof, near-new split system RCAC, updated kitchen benchtops, new oven & cooktop and ceiling fans to both bedrooms.

Step outside and discover a choice of outdoor spaces to enjoy throughout the seasons. Three separate deck areas provide plenty of options, from a cosy front retreat perfect

The particulars contained herein are supplied for information only and shall not be taken as a representation in any respect on the part of the vendor or its agent. Interested parties should contact the nominated person or office for full and current details.

TYPE: For Sale

INTERNET ID: 26P1584

SALE DETAILS

\$595,000

CONTACT DETAILS

Elders Goolwa

9 Cadell Street

Goolwa, SA

08 8555 3511

RLA: 213003

Lucas Bradley

0438 404 492

for your morning coffee through to a semi-protected rear entertaining deck ideal for hosting family and friends.

The expansive corner allotment offers exceptional space for vehicles, boats, caravans and trailers, with a single garage & double carport and extensive off-street parking complementing the property. The generous grounds also provide plenty of room for further shedding, gardens or simply enjoying the open space.

Positioned not too far from the beach, township amenities and nearby reserves, this is a location that perfectly balances peace and convenience.

Adding further appeal, the property is currently leased to an excellent tenant on a periodic tenancy agreement at \$415 per week, with the tenant keen to remain should the opportunity be availableâ€ making this an attractive proposition for investors seeking immediate income.

A charming home with broad appeal, generous landholding and outstanding flexibility for owner-occupiers, holidaymakers and investors alike.

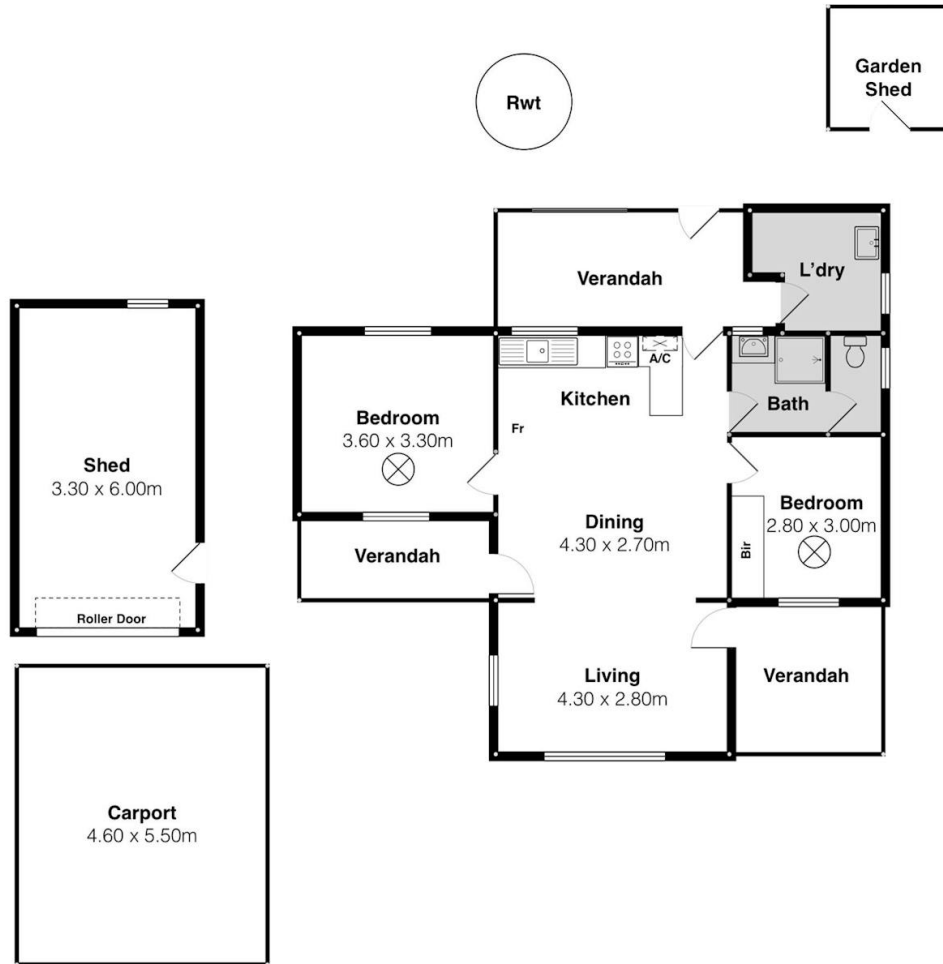
- Land Area 1,010.00 square metre
- Bedrooms: 2
- Bathrooms: 1
- Single garage
- Double carport











15 Sexton St, Goolwa Beach

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.



PRODUCED BY
SOUTH COAST STUDIOS