



115 Rotary Avenue, NARACOORTE, SA 5271

Your Rural Forever Home – Modern Living, Open Space

If you've been dreaming of a peaceful rural lifestyle without the time and stress of building, your forever home awaits.

Set on a generous 1ha (2.47 acres) allotment, this quality stone home built in 2020 offers space, comfort, and modern convenience in a beautiful countryside setting.

With four spacious bedrooms, two well-appointed bathrooms, and multiple living zones, there's room for growing families or couples seeking extra space to relax and unwind.

At the heart of the home, the open-plan kitchen, living, and meals area features as-new electric appliances, complemented by floating floors and soft carpeting throughout. A second living area provides flexibility for a media room, kids' retreat, or quiet escape.

Step outside to the inviting outdoor entertaining area, perfectly positioned to capture the afternoon sun - ideal for weekend gatherings or relaxed evenings overlooking your expansive yard.

TYPE: For Sale

INTERNET ID: 300P180143

SALE DETAILS

\$840,000

CONTACT DETAILS

Naracoorte

Shop 5/26 Robertson Street

Naracoorte, SA

08 8762 7900

RLA: 62833

Lee Curnow

0427 620 864

Practicality meets lifestyle with a double garage under the main roof, plus a substantial four-bay shed with concrete flooring and power, perfect for storage, hobbies, or additional parking.

The property is well-equipped with 28 solar panels, ducted heating and cooling for year-round comfort, approximately 100,000 litres of rainwater storage, and a fully equipped bore for maintaining the grounds.

A small fully-fenced paddock offers the perfect opportunity for horses, sheep, or other animals, adding to the charm of this versatile rural living holding.

With a touch of landscaping to make it your own, this attractive property is ready to become a warm and much-loved home for years to come.

The home is currently tenanted on a periodic lease at \$520/week.

Top quality properties in this still affordable price range don't come up often on the edge of Naracoorte. Inspections are a must and can be organised with Lee on 0427 620 864.

Council: Naracoorte Lucindale

Council Rates: \$2,580.62 per annum

Current lease: \$520/week on periodic lease

CT: 6157/258

Land Size: 1ha (2.47 acres) approx

Zoning: Rural Living

Disclaimer: We have in preparing this information used our best endeavours to ensure that the information contained herein is true and accurate, but accept no responsibility and disclaim all liability in respect of any errors, omissions, inaccuracies or misstatements that may occur. Prospective purchasers should make their own enquiries to verify the information contained herein. RLA62833

Other features: Area Views, Car Parking - Surface, Carpeted, Heating, Openable Windows, Pay TV Access

- Land Area 1 hectare
- Bedrooms: 4
- Bathrooms: 2
- Double garage
- Ensuite









THIS FLOOR PLAN IS FOR ILLUSTRATION PURPOSES ONLY