



2402 Balaklava Road, BALAKLAVA, SA 5461

Impressive residence on lifestyle block

Expressions of Interest by 28/11/2025 Unless Sold Prior.

Set on approximately 1.06 hectares on the peaceful outskirts of Balaklava, this impressive 2016 Weeks Homes-built residence perfectly combines modern comfort with country living. Designed for family in mind, the spacious floorplan offers five generous bedrooms, including a luxurious master suite complete with ceiling fan, walk-through wardrobe, and a stylish ensuite featuring a double vanity. Bedrooms two to five all include built-in robes and ceiling fans, ensuring comfort and convenience for every member of the family.

Multiple living zones provide flexibility, including a separate lounge, living room, and an expansive open-plan living area. The heart of the home showcases a stunning kitchen with stone island benchtop, pendant lighting, walk in pantry and vaulted ceiling, flowing effortlessly into the dining and family areas warmed by a slow combustion heater. Year-round comfort is assured with split system air conditioning and the home's impressive 2.7m ceiling height enhances the sense of space, complemented by glossy floor tiles throughout.

The well-designed three-way family bathroom, practical laundry, and ample storage add

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: 300P188946

SALE DETAILS

**Expressions of Interest
USP**

CONTACT DETAILS

**Elders Real Estate Clare
Valley / Burra**

230 Main North Road
Clare, SA
08 8842 9300

Lisa Curnow
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everyday functionality. Outside, the property offers exceptional shedding and vehicle accommodation with a 12x7m garage, 5.8x7m carport, and a 6x6.8m carport under the main roof. The enclosed rear yard features Colorbond fencing, providing security and privacy for family and pets, while 10kw of solar panels help keep running costs low.

A superb lifestyle property offering space, quality, and modern country living â## all just moments from Balaklava's conveniences.

Exclusively by appointment only, contact Lisa Curnow RLA 62833
lisa.curnow@elders.com.au or 0421 278 185 for more information

Wakefield Regional Council

Zone: Rural Living

Year Built: 2016

Council Rates: \$ TBA

Land Size: 1.06Ha (approx.)

Living size: 245m2 (approx.)

- Land Area 1.06 hectares
- Building Area: 245.00 square metres
- Bedrooms: 5
- Bathrooms: 2
- Car Parks: 2
- Double garage
- Double carport





Living:	246.16sqm
Verandah/Porch:	37.00sqm
Carport:	81.40sqm
Shed/Garage:	93.00sqm
Cubby House:	6.00sqm
Total:	463.56sqm

This drawing is for illustration purposes only.
All measurements are internal and approximate.
Details intended to be relied upon should be
independently verified.
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