



20 Flinders Drive, CAPE JERVIS, SA 5204

Cape Jervis With The Lot!

Set on five acres of easy-access, largely level land with sensational sea and sunset views, 20 Flinders Drive, Cape Jervis delivers rare scale, serious infrastructure, genuine self-sufficiency and a beautifully private home tucked peacefully away from the world.

This is more than just a lifestyle property - it's a business-capable, self-sufficient coastal holding.

The substantial two-storey home offers flexible family accommodation. Upstairs living areas capture sweeping ocean outlooks and opens to spacious, private balconies. The north-facing aspect welcomes winter warmth while remaining comfortably sheltered through summer.

The kitchen is bright, white and spacious while being in near-new condition, featuring an impressive walk-in pantry, large breakfast bar and captivating country views in every direction.

The master suite includes a generous ensuite, walk-in robe and those rugged coastline

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TYPE: For Sale

INTERNET ID: 300P192909

SALE DETAILS

**\$1,000,000 to
\$1,100,000**

CONTACT DETAILS

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views across the deep blue waters of St Vincent Gulf - again enjoying that valuable north-facing orientation.

Downstairs provides three additional bedrooms plus a study, generous family/rumpus room, bathroom and laundry - ideal for larger families, entertaining, guest accommodation or dual-living potential.

Key Infrastructure Features:

30kW Solar System

Significant energy capacity supporting large-scale operations while reducing ongoing power costs.

12m x 18m Shed with Mezzanine, Two Cool Rooms, Bathroom & Basic Kitchen Facilities

Ideal for fishing operators, marine-based businesses, trades, workshop use or temperature-controlled storage. or anyone who needs the ultimate man cave ! The inclusion of these amenities further enhances its versatility.

Over 160,000 Litres Rainwater Storage

Comprising one 20,000L galvanised tank and one 141,000L concrete fire proof tank, all fully plumbed to the house, shed and separate shopfront/granny flat - delivering exceptional water security.

Additional Highlights:

â## Double garage with remote doors front and rear, plus large carport

â## Expansive, easy access for boats, caravans and heavy vehicles

â## Broad, usable acreage, with more accommodation potential

â## Close to Kangaroo Island ferry terminal and associated business

â## Access to renowned fishing and boating waters

Investment Appeal:

â## Coastal lifestyle retreat

â## Business-ready infrastructure

â## Long-term landholding in a tightly held region

â## Recent and on going road upgrades are bringing more and more potential

Properties offering small acreage, large-scale shedding, dual cool rooms, high-capacity solar and substantial water storage are rare and especially so in Cape Jervis.

Contact Luke Hutt today before this one gets away ,to arrange your inspection.

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. RLA 62833

Other features: Area Views, Bush Retreat, Car Parking - Basement, Carpeted, Existing Fitout, Loading Dock

- Land Area 5 acres
- Bedrooms: 5
- Bathrooms: 4
- Car Parks: 10
- 6 car garage
- 10 car carport
- Ensuite











20 Flinders Dr, Cape Jervis

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