



49 Hanson Street, FREELING, SA 5372

Family Living in the Heart of Town

Built in 2017 by Hickinbotham, this quality brick veneer home is set on a generous approximate 755m² allotment and offers the perfect blend of space, comfort and convenience. Positioned right in the heart of town, this is an outstanding opportunity for families seeking a modern home within easy walking distance of local shops, schools, sporting facilities and everyday amenities.

Designed with family living in mind, the home boasts an open plan layout complemented by five well-proportioned bedrooms and multiple living areas. The master suite is positioned at the front of the home and features carpet, a walk-in robe and a generous ensuite. Bedrooms two, three and four offer floating floorboards and large windows that fill the rooms with natural light, while the fifth bedroom is carpeted, making it ideal as a guest room or children's bedroom.

At the centre of the home, the well-appointed kitchen, complete with a large walk-in pantry, 900mm freestanding gas cooktop and oven, stainless steel appliances, and a generous island bench overlooking the dining and living area. Floating floorboards flow throughout the main living spaces, where a slow combustion heater and reverse cycle split system provide year-round comfort. A separate second living area or study offers valuable flexibility for growing families.

TYPE: For Sale

INTERNET ID: 300P196966

SALE DETAILS

\$779,000 - \$799,000

CONTACT DETAILS

Barossa

127 Murray Street

Tanunda, SA

(08) 8562 2883

RLA: 62833

Teri Wenske

0409 687 465

Step outside to discover a fantastic full-length undercover entertaining area with concrete flooring, creating the ideal space for weekend barbecues, family gatherings or simply relaxing while overlooking the backyard. Double gates provide convenient drive-through side access with plenty of room for additional vehicles, trailers or caravans, leading through to the shed complete with concrete floor and single-phase power. A separate garden shed with concrete flooring provides even more practical storage.

Additional features include a 24-panel solar system, instant gas hot water, and low-maintenance surrounds, making this home as practical as it is comfortable.

Offering generous proportions, modern conveniences and an unbeatable central location, this is a home that truly caters to the needs of a growing family. With everything the town has to offer just a short stroll from your front door, this is a lifestyle opportunity not to be missed.

Property Information

Council Area: Light Regional Council

Council Rates: TBA

Zoning: EN Established Neighbourhood

Local Government Description: Residential

Year Built: 2017

Land Size: 755m2 approx

Frontage: 17.5m approx

Easements: Yes

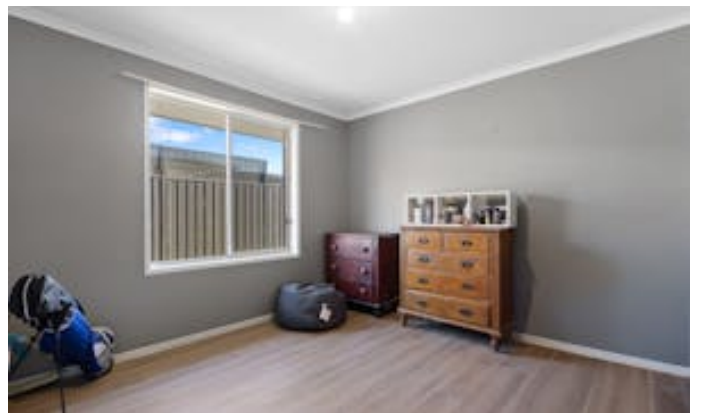
Mains Water Connected: Yes

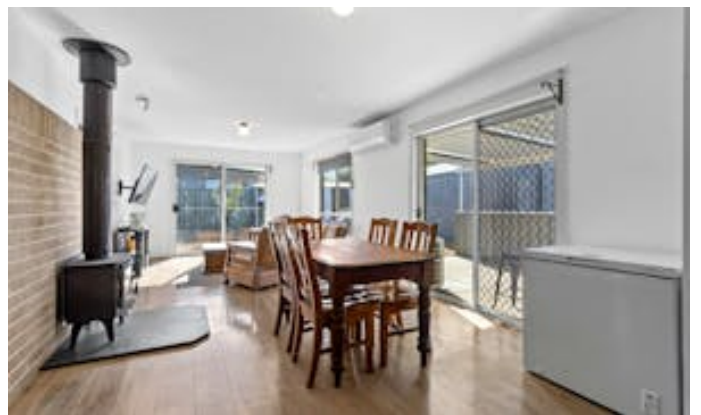
Disclaimer:

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. Elders Real Estate RLA62833

Other features: Close to Schools, Close to Shops

- Land Area 755.00 square metres
- Building Area: 165.00 square metres
- Bedrooms: 5
- Bathrooms: 2
- Car Parks: 2
- Double garage
- Ensuite







49 Hanson Street,
FREELING



Living:	172.92SQM
Porch:	3.44SQM
TOTAL:	176.36SQM

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