



3 Poyntz Street, THEVENARD, SA 5690

Coastal Comfort and Exceptional Entertaining Spaces

Beautifully designed with quality features and positioned in the peaceful coastal township of Thevenard, this impressive four-bedroom residence at 3 Poyntz Street is a true standout, showcasing a crisp, clean modern interior, seamless flow, and exceptional indoor-outdoor living with captivating water views from both the front and rear of the property.

Perfectly located in a quiet sealed street, this move-in-ready home offers a lifestyle many dream of. Imagine unwinding beneath the outdoor entertaining patio with a cool drink in hand as ships cruise into the port and evening lights shimmer across the water, or simply enjoying the spectacular sunsets from your front yard. Families and outdoor enthusiasts will appreciate being just moments from the large community playground, sheltered barbecue facilities, and the scenic Pinky Point walking trail stretching all the way into Ceduna.

Every detail has been thoughtfully completed, from the established landscaping and gravel surrounds to the gates and fencing, creating an absolutely pet-friendly environment with nothing left to do except move in and enjoy.

Stepping inside, the home immediately impresses with its wide tiled hallways, high ceilings, and abundance of natural light. Freshly painted throughout in neutral tones, the interior provides the perfect blank canvas to complement any style of furniture and décor. LED downlights with dimmer switches enhance the modern ambiance

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TYPE: For Sale

INTERNET ID: 300P197455

SALE DETAILS

\$795,000

CONTACT DETAILS

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throughout the home.

At the heart of the residence is the generous open-plan living area, designed for both relaxed family living and effortless entertaining. The spacious lounge features reverse cycle air conditioning, while the dining area flows seamlessly into the beautifully appointed kitchen. Home chefs will appreciate the elegant and durable Corian benchtops, sizable walk-in pantry, two-drawer dishwasher, five-burner cooktop, 900mm commercial electric oven, and overhead rangehood.

Comfort and energy efficiency are prioritised throughout, with Rylock double-glazed windows, heat-resistant roller blinds, and light/ceiling fans fitted in every room to ensure year-round comfort and quiet living.

Accommodation comprises four well-appointed carpeted bedrooms, including a spacious master suite complete with walk-in robe and private ensuite. The remaining three bedrooms all feature built-in robes and are serviced by a stylish central bathroom. The functional laundry offers excellent storage and workspace for everyday convenience.

Externally, the property continues to impress with outstanding shedding and vehicle accommodation. A remote-control double carport with large panel electric roller door is complemented by a lengthy undercover driveway running the full length of the home, comfortably accommodating up to three additional vehicles.

The substantial 15m x 6m five-bay shed is a dream setup for tradespeople, hobbyists, or entertainers alike, complete with concreted flooring, power, fluorescent lighting, shelving, work benches, multiple power points, 15-amp plug, a 9m-wide mezzanine floor above one bay provides valuable additional storage space. Adding further appeal is the dedicated "man cave" occupying two bays, accessed via glass sliding doors and fitted with reverse cycle air conditioning for year-round enjoyment.

Additional features include:

- Two 30,000L rainwater tanks with pump servicing the entire home, with easy switch-over to mains, if required
- 3.8kW solar system with 20 panels
- Established bordered front and rear lawns
- Multiple external water access points
- Garden shade house
- Shaded fish cleaning bay
- Foxtel dish and Starlink availability

A home where quality, space, comfort, and coastal lifestyle combine beautifully, this exceptional property offers an outstanding opportunity for families, entertainers, or anyone seeking modern living with impressive extras.

A visual video tour is available to view online. For further information or to arrange a private inspection of this magnificent property, contact Elaine at Elders Real Estate.

Other features: 3 Phase Power, Roller Door Access, Water Views, Window Treatments

- Land Area 959.32 square metres
- Building Area: 303.32 square metres
- Bedrooms: 4
- Bathrooms: 2
- Car Parks: 5
- Single garage
- Single carport
- Ensuite









