



2571 Beaufort Road, WHITWARTA, SA 5461

Country Living at Its Best – Space, Comfort & Endless Potential

Set on approximately 8 acres of highly usable land, this well-maintained rural property offers the perfect balance of comfortable family living, practical infrastructure, and a relaxed country lifestyle.

The home features a spacious and functional kitchen complete with an electric upright stove, ample storage, and an adjoining dining area-ideal for everyday living and entertaining. Durable slate flooring throughout the main areas adds both character and practicality, while the inviting lounge room provides year-round comfort with a combination of gas heating and a combustion wood fire. Evaporative ducted air conditioning, serviced annually, ensures the home remains cool throughout the warmer months.

Accommodation includes three well-proportioned bedrooms. The generous master suite features built-in robes, a ceiling fan, and floating timber flooring, while bedrooms two and three are also well-sized, each fitted with floating floors and ceiling fans. The centrally located bathroom includes a separate shower and vanity for convenience.

Adding further versatility, a covered rear utility area offers additional space for a home office, storage, and laundry facilities-ideal for those seeking flexibility or working from home.

Outdoors, the property is well set up for rural living. Established gardens create a

TYPE: For Sale

INTERNET ID: 300P198494

SALE DETAILS

\$560,000

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peaceful setting, while additional infrastructure includes bird aviaries, multiple garden sheds, a woodshed, and a securely fenced house yard. Water is well catered for with mains water connected, complemented by approximately 17,000 gallons of rainwater storage across four tanks.

Further features include:

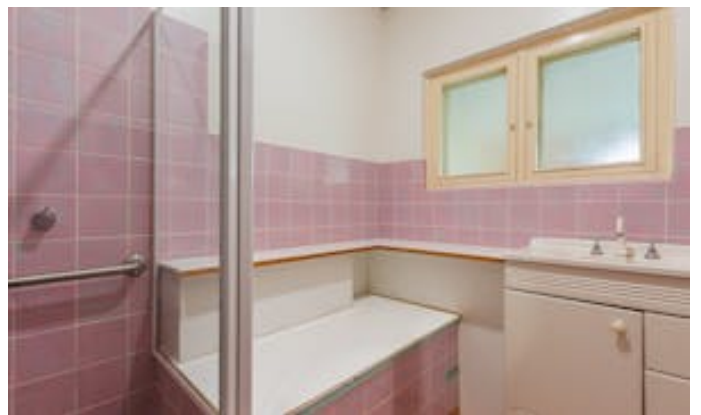
- 8.8kW solar system and solar hot water
- Roller shutters and downlights throughout
- Battery-operated smoke alarms
- Septic system
- Double carport suitable for larger vehicles

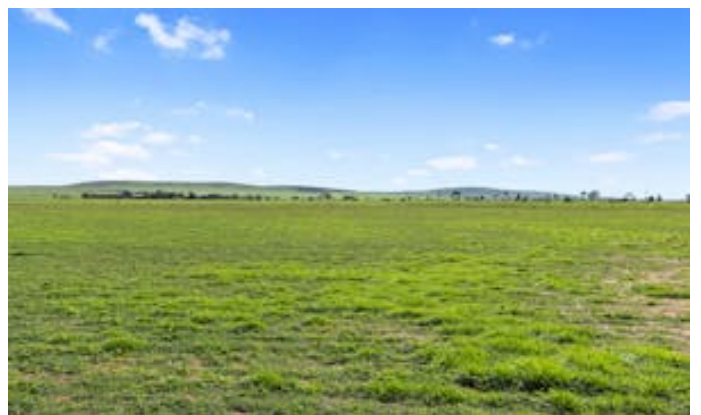
Recent upgrades include a re-roof completed approximately two years ago, providing added peace of mind for years to come.

This is a fantastic opportunity to secure a versatile rural property offering space, practicality, and genuine country charm. Perfect for families, hobby farmers, or anyone dreaming of a quieter, more relaxed way of life.

- Land Area 2.89 hectares
- Building Area: 137.00 square metres
- Bedrooms: 3
- Bathrooms: 1
- Car Parks: 4
- Double carport











Living:	113.50sqm
Porch/Shed:	95.10sqm
Entertainment/Carport:	96.20sqm
Total:	304.80sqm

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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