



23 Lyndoch Road, GAWLER EAST, SA 5118

Near New Contemporary Sophistication with Heritage Charm

Prepare to be impressed by this stunning near new home, built by the trusted local custom builders Tekell Family Homes and completed in 2025, where timeless craftsmanship meets luxurious modern living all finished to the highest standard with attention to detail being second to none.

Setting the tone from the moment you arrive you will find a stone frontage and heritage style bullnose verandah. Inside this exquisite home, you'll be greeted by a light filled central hallway with 3-metre high ceilings, high doors and ornate detailing beautifully complemented by a fresh, contemporary style throughout.

The master bedroom features a walk-in robe and a luxurious ensuite complete with double basins and double showers. Bedrooms 2, 3, include built-in wardrobes, ensuring ample storage. Plus there is the flexibility of having a 4th bedroom or separate lounge room.

The kitchen is a showstopper with stone waterfall benchtops, double wall ovens, induction cooktop, complimented by a large butler's pantry featuring additional stone surfaces and extensive built-in storage. Matching stone finishes continue through the bathrooms and laundry, reflecting the quality that flows throughout every corner of this

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: 80P3519

SALE DETAILS

**\$1,000,000 -
\$1,100,000**

CONTACT DETAILS

Elders Real Estate Gawler

37 Murray Street

GAWLER, SA

08 8522 1988

RLA: 64256

Christopher Hurst

0412 897 020

home.

The heart of the home includes the superb open plan meals and family area that is complimented with a beautiful gas fireplace and seamlessly flows to an alfresco outdoor living area. Outside you will find very well established low maintenance gardens, aggregate concrete paths and driveway and a full automated gate.

Conveniently positioned in the highly sought-after area of Gawler East on a low maintenance 497sqm allotment, close to schools, transport, the hospital, shopping and supermarkets and enjoying just a short walk into the heart of Gawler, this home truly has it all!

Some of the many features include;

- 4 Bedroom
- 2 Bathroom
- Parking for 4 cars
- Exceptionally large walk-in pantry with abundant storage and coffee station
- Spacious walk-in robe to master bedroom
- Sheer curtains and plantation shutters throughout
- Stone benchtops throughout
- High end Fisher & Paykel appliances including two wall ovens (pyrolytic + air fry), induction cooktop, rangehood & dishwasher
- Natural gas fireplace (remote controlled)
- Three-phase reverse-cycle ducted air conditioning
- Milieu Wi-Fi climate control system
- Air-conditioning vent to outdoor area
- Ceiling fan to alfresco area
- Underfloor heating to ensuite and bathroom
- VELUX skylights to ensuite and bathroom
- Soft wool loop carpet in bedrooms and lounge
- 15kW three-phase solar with hybrid inverter
- Natural gas connection
- Double glazing to front windows
- Sound-break insulation to front and side walls
- R1.3 roof blanket, R4.0 ceiling insulation, R2.0 internal & R2.5 external wall insulation
- Ample built-in storage
- Attic ladder to roof storage with lighting

- Wi-Fi irrigation (front, side & rear)
- Exposed aggregate driveway, footpaths and alfresco
- Extra large double garage
- Fully automated driveway gate
- Fibre NBN
- Wifi security camera system
- Temperature controlled hot water system
- USB & USB-C power points to main bedroom

Ready to make an offer? Head to eldersgawler.com.au, select the property, and click the 'Make an Offer' tab to submit your offer online in just a few steps.

All information contained herein is gathered from sources deemed to be reliable. However, we cannot guarantee its accuracy and interested persons should seek their own enquiries.

- Land Area 497.00 square metres
- Bedrooms: 4
- Bathrooms: 2
- Car Parks: 2
- Double garage









