



57 Swaine Avenue Rose Park, SA



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Wonderful family residence circa 1903 in superb near city location.

Sited on 966m2 approx, with its wide verandas on all sides and private grounds, this exciting property has masses of integrity and style. Elegant sitting room and study create alternative living areas while dark timber flooring, beautifully proportioned rooms, ornate ceilings and original fire surrounds all define this unique residence. The rear, contemporary family zone incorporates a well conceived chefs kitchen with abundant joinery and open plan dining and living areas with heavenly north facing aspect and large glass windows and bifold doors overlooking the peaceful, shaded garden. Located desirably close to parklands, CBD, Dulwich cafes and shops and within easy access to excellent schools.

Features:

- Store room/shed
- Solar panels
- Automatic irrigation
- Ducted RCAC
- Monitored security system
- Coloured LED lighting in family room

Outgoings:

Council rates: \$3,279.35 pa

Water rates: \$431.51 pq

ES Levy: \$746.30 pa

Price: SOLD - FOX



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