



136 Church St, Penola



Solid stone home with vineyard outlook

TDC are proud to present this wonderful solid, low maintenance home to the market.

The property is the perfect market starter ideally suited to both investors (rental appraisal \$280-\$300) and those in search of their own home. The convenience of Penola's shops, cafes are an easy walk away, with some fantastic Coonawarra wineries also within a stone's throw. Or if you prefer home, enjoy the stunning vineyard outlook from the living room and main bedroom, such a rare find in the town limits.

The house itself has street appeal, is solid, reliable and has little to be done. A spacious living area keeps you comfortable year-round with a slow combustion fire, reverse cycle air conditioner and ceiling fan to circulate through to the rest of the house. Conveniently this connects directly to the dining and gally kitchen featuring plenty of cupboard space.

Off the kitchen, a light and bright sunroom running the length of the house and connecting you to the laundry. This is great space for storage or to double as a mud room. Making up the rest of the interior, 3 bedrooms, the main with built in robes, separate toilet and bathroom with both bath and

3 1 1 760 m2

Price	SOLD
Property Type	Residential
Property ID	719
Land Area	760 m2

Agent Details

Mark De Garis - 0428 372 124

Office Details

Penola
49 Church Street Penola Penola,
SA, 5277 Australia
0887372695

shower.

Outside you can relax in the spacious undercover entertaining area and take in the private and fully secure backyard. This connects directly to the car pergola meaning you are undercover all the way from the car to the house and have plenty of outside storage options.

Also of note;

- Shutters to most external windows.
- Rainwater connected to the house.
- Town water connected also.
- Bore connected to in ground sprinkler system.

This property is current tenanted and has a strong rental history.

The Vendor is motivated to sell - this will not last long, call Mark De Garis on 0428 372 124 today to arrange an inspection.

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