# 161 WALKERS ROCK ROAD, ELLISTON, SA, 5670











# SOLD

## EXPANSIVE COASTAL PROPERTY WITH AMAZING VIEWS!

What a fantastic opportunity to secure the ultimate "seachange" property!

This property is located just 10km from the Elliston town centre and is less than 1 minute's drive to the beach!

Set on a huge 121 hectares (approx) of land, there is also an opportunity to hobby farm or lease to neighbouring farms.

The house comprises 2 bedrooms (both with views out to sea and over the Waldergrove Islands, main bedroom with BIR and ceiling fan, The kitchen with plenty of bench space also with a lovely aspect, which leads through to the living and dining rooms. The bathroom has an oversized shower, with w/c and separate laundry.

The sensational entertaining deck area has amazing coastal views and a peaceful rural outlook.

Take a leisurely walk through the sand dunes and fish off the beach, or drive to Walkers Rocks beach only a minute from your driveway.

This little hideaway is "off grid" with 5kw solar with lithium battery.

The property also has bore water which is run on a solar pump system and connected to the toilet and washing machine.

Other features include:
Entertaining deck with coastal views
3 x rainwater tanks (55,000L total storage approx)
Caravan/Boat shelter
Wood combustion heater
Floorboards
Split system A/C
3 bay shed (6m x 9m approx)

## 2 BED | 1 BATH | 2 CAR

PRICE:
$621,000

OPEN FOR INSPECTION:
N/A



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