



22 The Pde, Brownlow Ki, SA 5223**Sold - \$340,000**House 3  2 

Character Seafront Home with Dual Occupancy Option!

This character home, circa 1948, offers the charm and vintage of yesteryear! Well located on the seafront in Brownlow and within a short drive of the main street, the property provides a peaceful setting overlooking the foreshore to the sea.

Open for Inspection

By Appointment.

The ornate and high ceilings, and various other features like the fireplace surround and solid internal walls, are a constant reminder of the design era. The Floorplan consists of 3 or 4 large bedrooms, 2 separate living areas, 2 bathrooms and a kitchen/informal dining.

The home configuration is currently utilised for dual occupancy, with the vendor condensing down their living space to the front of the home, then allowing for the rear to be let to a tenant (Refer to area marked in yellow on the floor plan to show the separation of the spaces). The rear of the home offers a pleasant sitting/sun room which has direct access to enjoy the outdoor pergola, great for entertaining and extra space to roam.

With some effort required to modernise some of the home features, on the whole the property is in good condition with plenty of potential.

Adjoining Lot 17 The Parade is also for sale by the same Vendor. Together these properties are an astute purchase for those wanting to maximise their space and opportunity.

The Kangaroo Island Council zoning is 'Township' and there is no notation of local heritage significance.

Recently, council has constructed a walking trail, all the way along the seafront, from Reeves Point to Brownlow, beginning right outside the property, great encouragement to get outdoors and enjoy your seaside environment! The town swimming rock pool and jetty also only a few minutes walk away.

Inspection is welcome, contact local and residence selling agents Michael Barrett on 0427 727 333 or Lili Barrett on 0459 393 514 to arrange a viewing.

Listed By

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