



35 Aroona Road Kilkeny SA

3 1 2

When two worlds collide, the synergistic outcomes can be beautiful to behold. In this stunning character villa, all the architectural positives from yesteryear enjoy a seamless modern upgrade thanks to a thoughtful renovation. Dripping in character, this truly inspiring family villa is a rare opportunity, one that still offers room for further enhancement.

Sitting on a valuable corner block of 514-square-metre, this circa-1900 character villa comes with its own inimitable sense of style. Tall trees provide shade and privacy, with a wide driveway leading past the tall brush fence and to an undercover double carport. But it's the quaint and charming façade of the home that'll grab your attention the most.

Solid masonry brickwork is perfectly complemented by delicate fretwork on the beams and poles, feature tiling on

Price : \$ 548,500
Land Size : 514 sqm
View : <https://www.sinova.com.au/sale/sa/western-beachside-suburbs/kilkenny/residential/villa/5770417>



Stephen Ong
08 7080 5884



Doris He
0423 707 585



196m²

TOTAL

126m²

Living

27m²

Carport

18m²

Porch

25m²

**Decked
Verandah**

Scale in metres. This drawing is for illustration purposes only. All measurements are approximate and details intended to be relied upon should be independently verified.

Produced by **The Fotobase Group**