







Space, Storage & Country Living on a Double Allotment

3 1 2,023m2

Welcome to 31 Hill Street East, Peterborough a solid and well-maintained home set on a generous double allotment in one of the town's quieter locations. Offering plenty of shedding, expansive outdoor space and excellent entertaining potential, this property is ideal for a growing family, first home buyer, or retiree seeking room for hobbies, vehicles or workshop space. Conveniently located within walking distance of local schools and only a short drive to the town centre, this is country living with everyday convenience.

Stepping inside, you are welcomed into the spacious lounge room, a versatile area large enough to incorporate both living and dining spaces. North-facing windows capture the warmth of the winter sun, while a slow combustion heater provides a cosy atmosphere during the cooler months. With a second formal lounge in the centre of the home.

Adjacent to the living area, the kitchen is practical and functional, featuring laminate cabinetry, a breakfast bar, lino flooring, and a freestanding electric oven and cooktop, making it a comfortable space for everyday cooking and family meals.

The home offers three well-sized bedrooms, each complete with carpet

Price	$320,000
Property Type	Residential
Property ID	12100
Land Area	2,023 m2

Agent Details

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flooring and ceiling fans. The bathroom features tiled flooring, a shower, single vanity and toilet.

The laundry is located towards the rear of the home and includes tiled flooring, a second toilet, and easy access to the backyard.

Additional Features:

- Store room
- Electric hot water system
- Multiple sheds providing excellent storage and workshop space
- Rainwater tank

Outside, the property truly shines. Set across two titles, there is excellent drive-through access to the rear yard, making it ideal for trailers, caravans or additional vehicles. Secure fencing on three sides provides peace of mind for families with children or pets, while the spacious backyard offers plenty of room to enjoy the outdoors, establish gardens or simply embrace the relaxed country lifestyle.

Peterborough is a welcoming regional community offering excellent schooling, a hardware store, supermarket, cafés and local eateries. Popular with travellers exploring the region, the town is also an ideal gateway to the Flinders Ranges and Northern South Australia, making it a fantastic place to call home or invest in your future.

If you're searching for space, practicality and outstanding value on a large allotment, 31 Hill Street East is well worth your inspection.

CT5694/341 & 342

LGA: District Council of Peterborough

Zoned: Neighbourhood

Land Size: 2,023m²*

*Denotes apporximate

RLA228106

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