



## 41 Princes Avenue Crafers West SA

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Hardly seen from the road behind a lush garden of deciduous trees & gums, this double story A frame mud brick home exudes warmth & character.

### Downstairs:

?Built in the 1980s as a cottage, the home has five architecturally designed extensions in keeping with the original flavour which provide floor to ceiling double glazed windows & doors.

?Lounge with a combination of glass, mudbrick, timber & light coloured walls creating a warm ambiance. The lounge has a thick woollen carpet, thermal cellular blinds & high vaulted ceiling, with open plan dining & recently upgraded kitchen area. The lounge opens onto the spacious deck, or out the back onto a courtyard.

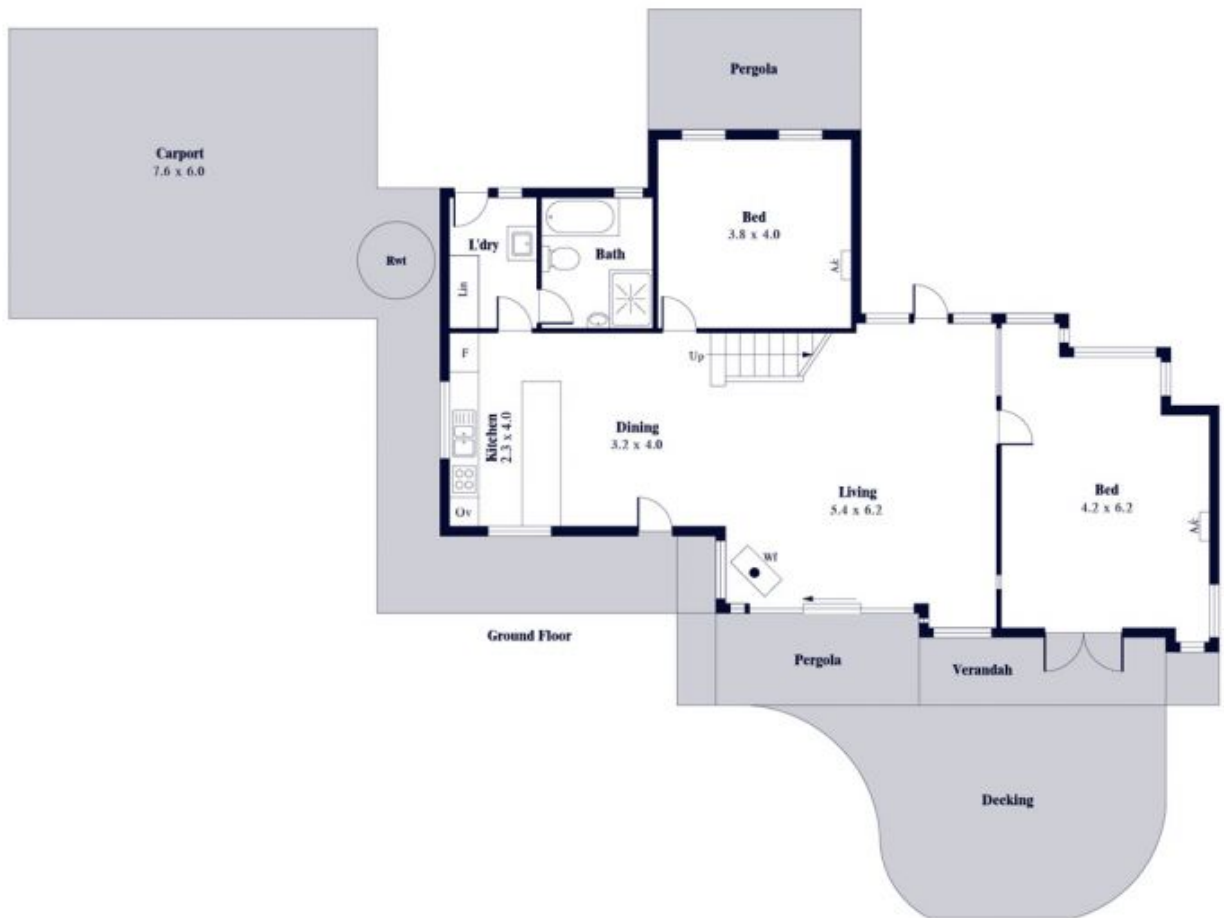
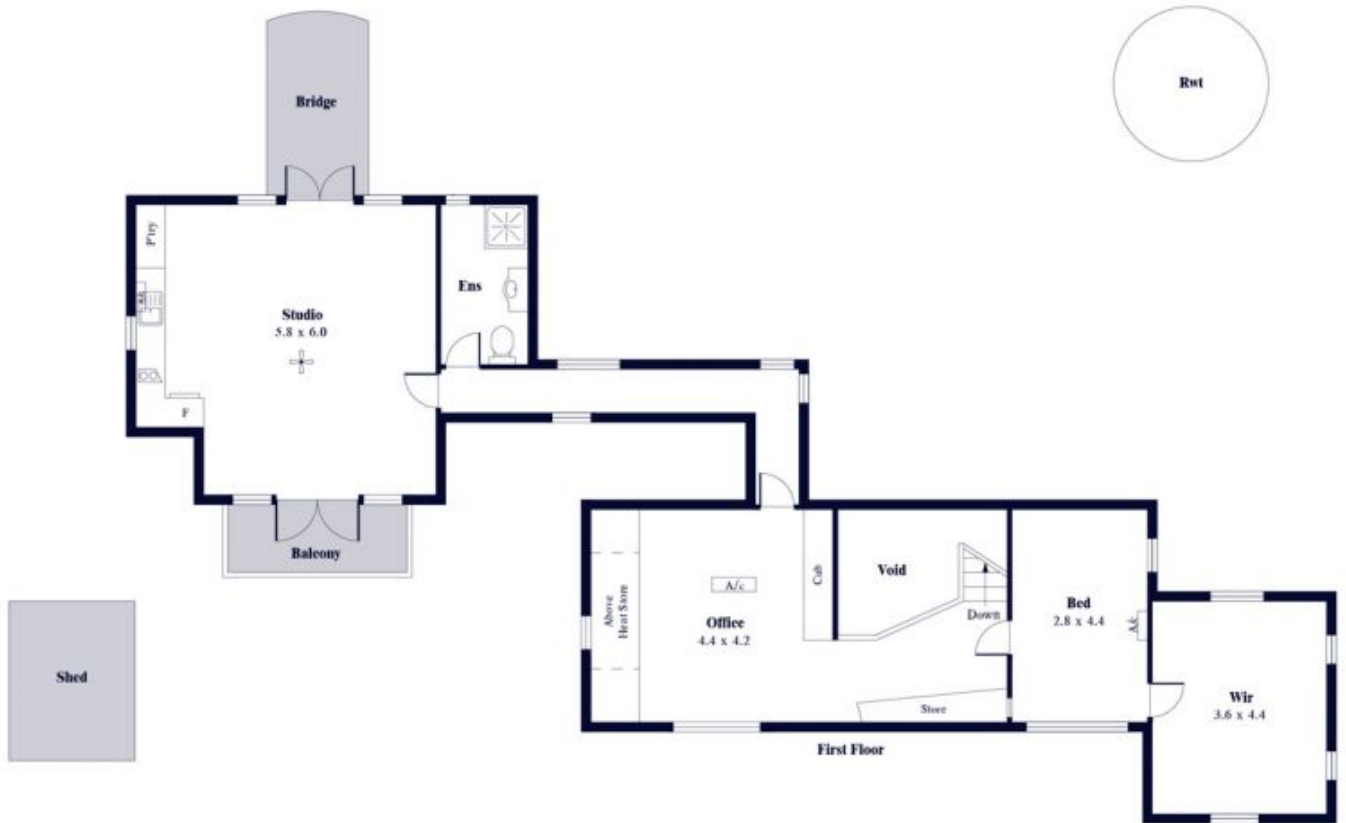
?Mud bricks & double glazing offering great insulation but are backed up by air conditioning & the combustion stove.

**Land Size** : 1584 sqm

**View** : <https://www.alexanderrealestate.com.au/sale/sa/adelaide-hills/crafers-west/residential/house/7489448>



**Penny Riggs**  
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Internal - 252.7 SQM  
 External - 85.5 SQM  
 Total - 338.2 SQM

