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## 9 Sims Street Henley Beach South SA

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The perfect family lifestyle is encapsulated by this C1958 double brick home, fully renovated and extended to provide serene spaces steeped in luxurious comfort.

In a private leafy setting, this generous home on a 749sqm block (approx.) is an easy walk from the beach, Linear Park, local reserves and Henley Beach Primary School.

Welcoming families, are four plush bedrooms, formal and casual living spaces, two sublime bathrooms and a modern, family-sized, eat-in kitchen. The sparkling inground salt water pool is an idyllic backdrop to the shady garden retreat where outdoor entertaining has a relaxed vibe, while the external rumpus room is sure to be a hit with the kids.

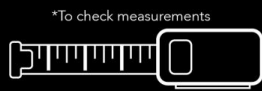
**Land Size** : 749 sqm  
**View** : <https://www.ous.property/lease/sa/western-beachside-suburbs/henley-beach-south/residential/house/7052544>



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HIGHLIGHTS INCLUDE:

<https://www.ous.property>



\*To check measurements

Please ask your agent for a tape measure

Area (Estimate only)	
Living	146.0 m <sup>2</sup>
Rumpus	17.0 m <sup>2</sup>
Workshop	14.1 m <sup>2</sup>
Pergola	14.0 m <sup>2</sup>
Carport	54.6 m <sup>2</sup>
<b>Total</b>	<b>245.7 m<sup>2</sup></b>