



4/7 Ozone Street, Alberton

The Smart Investment or Perfect First Home!

Situated on a beautiful, wide, tree-lined street and set back from the road, this spacious and versatile two-bedroom unit is within walking distance to local shopping and cafés.

It presents the perfect opportunity to secure a hassle-free investment or step into the property market, offering not only a home but a lifestyle you'll cherish as your own.

This property is currently leased on a periodic lease for an amount of \$525 per week.

Features include:

- Two generous bedrooms
- Master bedroom with built-in robe
- Wall mount air conditioning unit and Gas heating unit in lounge area
- Spacious kitchen with ample storage/bench space and gas-cooktop
- Secure fully fenced private rear yard with deck area and shade sail the ideal spot to enjoy the afternoon sun
- Off-street parking with single carport

2 1 1

FOR SALE
\$630,000 - \$660,000

AGENTS

Ryan Graham
0400 912 287
ryang@ljhsales.com.au

AGENCY

LJ Hooker Property Specialists
(08) 8289 6660

All information contained therein is gathered from relevant third parties sources.
We cannot guarantee or give any warranty about the information provided.
Interested parties must rely solely on their own enquiries.

LJ Hooker

- Set back from the street nestled at the rear of the common driveway

Situated on a wide, tree-lined street, this home is perfectly positioned within a short commute to historic Port Adelaide, Alberton Oval and Semaphore Beach and is zoned for both Woodville High School and Alberton Primary School.

Within walking distance to Alberton Railway Station, several bus stops along Torrens Road and local shopping including Alberton IGA and cafés.

A property with this much on offer simply won't last, register your interest with Ryan Graham today!

All information provided has been obtained from sources we believe to be accurate, however, we cannot guarantee the information is accurate and we accept no liability for any errors or omissions (including but not limited to a property's land size, floor plans and size, building age and condition). Interested parties should make their own enquiries and obtain their own legal and financial advice. Should this property be scheduled for auction, the Vendor's Statement may be inspected at our LJ Hooker Property Specialists Real Estate office for 3 consecutive business days immediately preceding the auction and at the auction for 30 minutes before it starts.
RLA 208516

MORE DETAILS

Property ID	2CRTGJU
Property Type	House
House Size	85 m2

Ryan Graham 0400 912 287
Sales Specialist | ryang@ljhsales.com.au

LJ Hooker Property Specialists (08) 8289 6660
Shop 2, 1007 North East Road, RIDGEHAVEN SA 5097
propertyspecialists.ljhooker.com.au | info@ljhsupport.com.au





99m²

TOTAL

79m²

Living

3m²

Shed

14m²

Carport

3m²

Porch

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**