



31 Fletcher Road, Elizabeth East

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Open Cancelled - Contact Jared Lund

FOR SALE
\$500,000 - \$550,000

AGENTS

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AGENCY

LJ Hooker Property Specialists Gawler |
Barossa
(08) 8522 3311

Positioned in the heart of Elizabeth East on a generous 840m² allotment (approx.), this 1960-built solid brick home represents one of the suburb's most in-demand opportunities. Whether you're looking to invest, renovate, or redevelop (STCC), this property offers enormous potential.

Key Features -

- 3 spacious double bedrooms.
- Separate lounge/living room.
- Dine-in style kitchen with ample storage.
- Centrally located bathroom with separate toilet.
- Large shed with concrete floor & power.
- No easements.
- No encumbrances.
- 17.22m frontage (approx.).
- Rental appraisal available upon request.

For further information or to arrange an inspection, please contact Jared Lund on 0433 762 225.

All information provided has been obtained from sources we believe to be accurate, however, we cannot guarantee the information is

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Interested parties must rely solely on their own enquiries.

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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 343733

MORE DETAILS

Property ID	1VN4G54
Property Type	House
House Size	101 m2
Land Area	840 m2
Including	Air Conditioning Ducted Cooling Evaporative Cooling Workshop Secure Parking Fully Fenced

Jared Lund 0433 762 225

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31 Fletcher Road,
ELIZABETH EAST



Living:	89.205Q.M
Verandah:	34.205Q.M
Porch:	8.105Q.M
Garage:	21.005Q.M
TOTAL:	152.505Q.M

This Drawing is for illustration purposes only. All measurements are internal and approximate. Details intended to be relied upon should be independently verified.