







7 Catalina Road, Elizabeth East

920sqm Corner Allotment - No Easements - Endless Potential

Positioned on a substantial 920sqm (approx.) corner allotment with valuable dual street frontage and no easements, this is an exceptional opportunity for developers, builders, investors to secure a site with outstanding future potential (STCC).

Whether you're looking to undertake a multi-dwelling development, subdivision or create your next residential project (Subject to Council Consent), opportunities of this calibre are becoming increasingly difficult to find.

The existing residence offers five bedrooms, two bathrooms and ample shedding; however, the home remains in largely original condition and would benefit from renovation.

For buyers looking to maximise the site's potential, the true value lies in the generous landholding, outstanding corner position and endless redevelopment possibilities (STCC).

Key features this home offers:
- 920 Sqm Allotment (approx.)
- No Easements

5 2 2

FOR SALE
UNDER CONTRACT BY ANDREW ROSE

AGENTS

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AGENCY

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We cannot guarantee or give any warranty about the information provided.
Interested parties must rely solely on their own enquiries.

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- Corner Allotment
- 5 Bedroom original home
- 2 Bathrooms
- Great Development Opportunity

Specifications:
- CT / 5263/568
- Council / Playford
- Built / 1960 (approx.)
- Land / 920m2 (approx.)
- Easements / Nil

Perfectly positioned in a well-established and continually growing pocket of Elizabeth East, this property enjoys outstanding convenience with Elizabeth City Centre, local schools, public transport, parks, sporting facilities and medical services all just moments away. With easy access to Main North Road and Adelaide CBD or surrounding suburbs is effortless, making this an ideal location for developers, investors and future residents alike.

Contact Andrew for more information.

To make an offer, visit the link below:

https://shorturl.at/wBGfX

Disclaimer:
We have in preparing this document used our best endeavours to ensure the information contained is true and accurate, but accept no responsibility and disclaim all liability in respect to any errors, omissions, inaccuracies or misstatements contained. Prospective purchasers should make their own enquiries to verify the information contained in this document.
RLA155355

MORE DETAILS

Property ID	68ZJFDC
Property Type	House
Land Area	920 m2











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INTERNAL - 128.5 SQM
EXTERNAL - 103.0 SQM
TOTAL - 231.5 SQM

Please Note: Every care has been taken to verify the correctness of the areas and details used in this leaflet. No warranty or representation is given or made as to the correctness of the information supplied and neither the owners, illustrator nor the Agent accept responsibility for errors or omissions. The sketch is for illustration purposes only and intending purchasers should satisfy themselves independently regarding sizes, layout and location of the property. Please check with local council that all structures are approved by council.

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