



191 Hogarth Road, Elizabeth Grove

A Great Opportunity with Space, Shedding and Potential

Positioned on a generous allotment, 191 Hogarth Road presents an exciting opportunity for first-home buyers, investors or those looking for a property with potential to make their own.

Step inside to find a practical three-bedroom floorplan featuring a separate lounge at the front of the home, while the kitchen and adjoining dining area form the central hub of the property. All three bedrooms are well proportioned.

While the home offers scope for further updates and improvements, it provides a solid starting point for buyers looking to enter the market or secure a property they can enhance over time.

Outside is where the property really opens up. A rear verandah provides a great undercover area, while the spacious backyard offers plenty of room to enjoy. Those needing additional storage or workspace will appreciate the impressive garage, along with an additional garden shed and plenty of off-street parking.

Features you'll love:

- Three well-proportioned bedrooms

3 1 0

FOR SALE
MAKE AN OFFER

VIEW
By Appointment

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AGENCY
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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.



- Separate front living room
- Kitchen with adjoining dining area
- Bathroom with separate toilet
- Heating and Cooling
- Rear verandah
- Spacious backyard
- Large Garage
- Additional garden shed
- Ample off-street parking
- Plenty of potential to update and add your own touches

Specifications:

- CT / 5084/667
- Council / Playford
- Built / 1962
- Easements / YES

Subject to part wall rights over the land marked B (RE 6755198)

Together with party wall rights over the land marked A (RE 6755198)

This home is currently tenanted at \$500 per week until May 2027

Whether you're searching for your first home, your next investment or a property with the space and potential to improve over time, 191 Hogarth Road is well worth a look.

For further information or to register your interest, contact Andrew Rose today.

To make an offer, visit the link below:

<https://www.cognitoforms.com/LJHookerCraigmore/LetterOfOfferToPurchaseResidentialLand>

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	6923FDC
Property Type	House
Land Area	689 m2
Including	Air Conditioning Secure Parking

Andrew Rose 0421 988 597

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INTERNAL - 82.2 SQM
EXTERNAL - 39.0 SQM
TOTAL - 121.2 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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