



Elizabeth North, 37 Old Sarum Road

Good Old Sarum

Introducing an exceptional opportunity to acquire a charming 3-bedroom home situated on a substantial allotment, with potential for subdivision, subject to council consent (STCC).

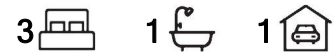
This property presents a versatile option for homeowners and investors alike, offering both comfortable living and future development prospects.

Key features include:

- Three generous bedrooms, bedrooms 1 and 2 feature built-in robes, providing ample storage space
- Comfortable formal lounge, a spacious formal lounge perfect for relaxing and entertaining
- Well-equipped kitchen, offers extensive bench and cupboard space, accompanied by a casual meals/dining area
- Split reverse cycle air-conditioning, ensuring year-round comfort in every season



Disclaimer: 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.



For Sale
UNDER CONTRACT BY STEVE JACOBS

View
ljhooker.com.au/662XFDC

Contact
Steve Jacobs
0411 045 329
steve.jacobs@ljhces.com.au

Bradley Clarke
0422 070 240
brad.clarke@ljhces.com.au

**LJ Hooker Craigmore | Elizabeth |
Salisbury
(08) 8255 9555**

- Functional laundry & clean bathroom. A large laundry area with a separate toilet, complemented by a clean and well-maintained bathroom
- Fully fenced backyard, secure and private outdoor space, ideal for families and pets
- Garden shed with verandah for additional storage
- Ample off-street parking, plenty of parking space for multiple vehicles

Recent Upgrades: The property has been recently painted and features a new roof, enhancing its appeal and durability.

This home is currently tenanted until 26th January 2025, providing an immediate rental income stream for investors or a secured timeline for future owner-occupiers.

Don't miss this rare chance to secure a property with significant potential in a sought-after location. Call Steve Jacobs today!

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 About this Property

Property ID	662XFDC
Property Type	House
Land Area	706 m ²

Steve Jacobs 0411 045 329

Sales Representative | steve.jacobs@ljhces.com.au

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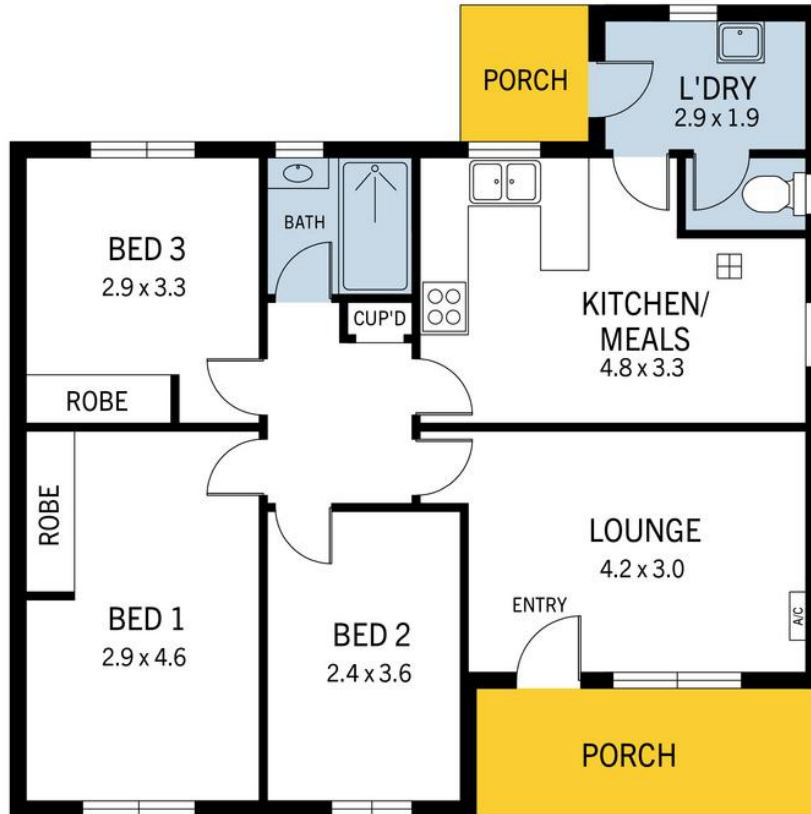
Shop 17, Craigmores Village, Yorktown Road, CRAIGMORE SA 5114

craigmoreselizabeth.ljhooker.com.au | Office@ljhces.com.au



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37 Old Sarum Road, Elizabeth North

DISCLAIMER: Floorplan and area calculation are approximate and for illustration purposes only.
Produced by **Property Portraits**

Interior	75m ²	100m² TOTAL
Exterior	10m ²	
Shed	15m ²	



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