



48 Tilshead Road, Elizabeth North

Exceptional Landholding with Rental Income & Future Potential

Offering a rare combination of substantial land and an existing rental return, this semi-detached home presents an outstanding opportunity for investors and buyers looking for a property with plenty of room to explore its future potential.

Set on an impressive approximately 933m² allotment, the property offers far more land than you would typically expect with a semi-detached home, providing plenty of space for the family, entertaining, gardens, storage or potentially exploring future possibilities subject to the necessary consents and approvals.

The home itself offers three well-sized bedrooms, a formal lounge and a practical kitchen which has been updated in the past. Reverse-cycle air conditioning provides year-round comfort, while the generous grounds offer an abundance of outdoor space.

Currently tenanted till 23 March 2027 at \$410 per week to the same tenant for many years the property also provides an immediate investment opportunity for those looking to secure a property with an established rental return.

3 1 2

FOR SALE

\$549,950

VIEW

By Appointment

AGENTS

Corey Voss
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James Frencken
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AGENCY

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

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

Property Features:

- " Semi-detached home on an exceptional approx. 933m² allotment
- Three bedrooms
- Formal front lounge
- Kitchen, updated in previous years
- Reverse-cycle air conditioning
- Generous grounds with plenty of room to utilise
- Currently tenanted at \$410 per week
- Excellent opportunity for investors, future-minded purchasers
- Potential to explore further use of the substantial landholding, subject to council consents and approvals,
- Proposed Community Division Plan attached. STCC.

With its combination of size, rental income and future potential, this is an opportunity that deserves your attention.

Inspect and appreciate the possibilities for yourself.

To make an offer, visit the link below:

<https://www.cognitoforms.com/LJHookerCraigmores/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	696YFDC
Property Type	House
House Size	80 m2
Land Area	933 m2

Corey Voss 0412 262 180

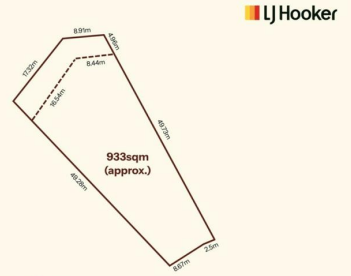
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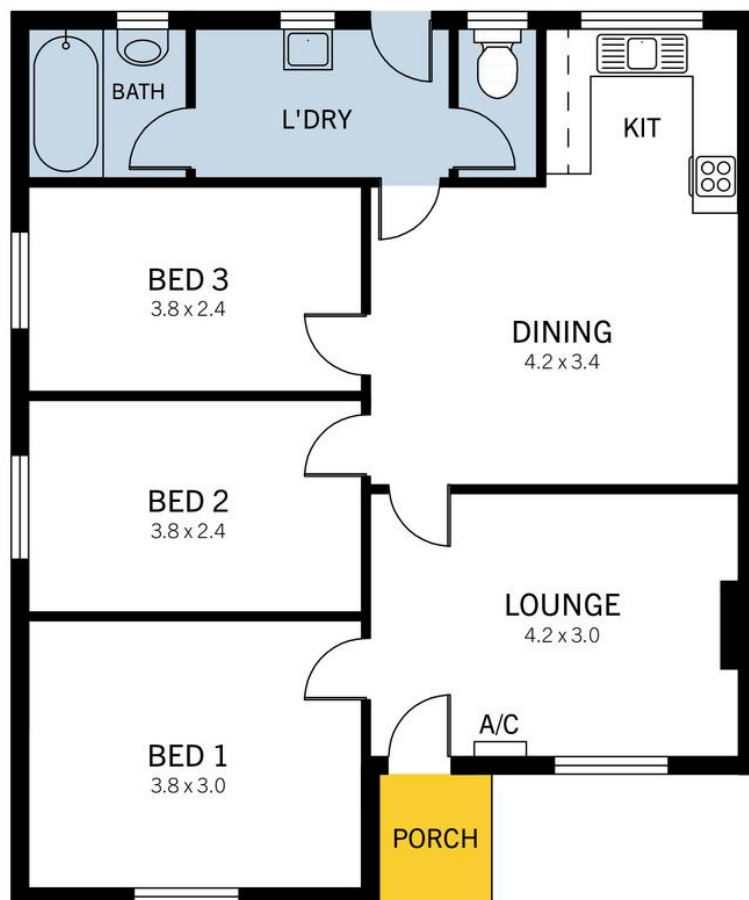


To make an offer, scan the QR code below



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DISCLAIMER: Floorplan and area calculation are approximate and for illustration purposes only.

Produced by **Property Portraits**

Interior 75m²
Exterior 3m²

78m²
TOTAL