



## Hillier, Site 12 Second Street, Hillier Park

Affordable & Comfortable Living!

Contact Agent for private appointments only.

Located on the outskirts of Gawler Township, Hillier Park Lifestyle Village offers a peaceful, secure, and affordable lifestyle for over-50s, with direct access to the Northern Expressway.

This well-maintained and budget-friendly one-bedroom home is perfect for those looking for a low-maintenance lifestyle. The master bedroom features a built-in robe, and the cozy lounge area connects seamlessly to a well-equipped kitchen. The bathroom has been fully upgraded, and a new split-system air conditioner ensures comfort all year round.

Outside, a semi-enclosed entertaining area provides a lovely space to relax, while the undercover carport offers secure parking.



**For Sale**  
\$140,000 - \$150,000

**View**  
[ljhooker.com.au/1VADG54](http://ljhooker.com.au/1VADG54)

**Contact**  
**Darren Hutton**  
0408 086 249  
[darrenh@ljhsales.com.au](mailto:darrenh@ljhsales.com.au)



**LJ Hooker Gawler | Barossa**  
**(08) 8522 3311**

**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.

As a resident of Hillier Park, you'll have access to a fantastic range of leisure facilities, creating a warm and welcoming community atmosphere for you and your visitors to enjoy all at an affordable price.

Don't miss this opportunity for quality living without the high price tag. For more information or to arrange a private inspection, contact Darren Hutton on 0408 086 249 today.

All information provided has been obtained from sources we believe to be accurate, however, we cannot guarantee the information is 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 either of our two LJ Hooker Property Specialists Real Estate offices for 3 consecutive business days immediately preceding the auction and at the auction for 30 minutes before it starts. RLA 305453

## More About this Property

<b>Property ID</b>	1VADG54
<b>Property Type</b>	House
<b>Including</b>	Air Conditioning Outdoor Entertaining Built-in-Robes Secure Parking

**Darren Hutton 0408 086 249**  
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12 Second Street,  
**HILLIER**



Living:	34.00SQ.M
Verandah:	24.00SQ.M
Carport:	18.50SQ.M
Shed:	2.40SQ.M
<b>TOTAL:</b>	<b>78.90SQ.M</b>



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