

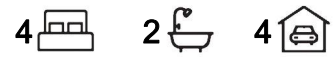
Mansfield Park, 9 Fleming Street

Spacious home on a large allotment with plenty of potential

This spacious home positioned on 771sqm (approx) has many options for prospective buyers. Whether you're looking for an investment, a first home or your next renovation project, this home will have something for everyone.

Boasting four good sized bedrooms, all with enough space to add storage in the future. The central bathroom is ripe for renovation. A formal lounge room in the middle of the home features a wooden panel feature wall and shelving, while the meals area adjacent looks over the spacious kitchen.

The kitchen offers plenty of storage and bench space, plus a walk in pantry. Located at the rear of the house, the laundry leads through to a smaller bathroom which features a WC and shower only.



For Sale
\$990,000

View
ljhooker.com.au/XDHHDM

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LJ Hooker Mile End | Woodville
(08) 8352 7111

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.

Outside, the verandah runs the length of the house, creating an ideal entertaining space. The secure, drive through carport leads to a large garage, perfect for storage or workshop. The home is fully fenced with a sliding gate across the driveway for added security.

Ideally situated just 11 km (approximately) from the Adelaide CBD, this location offers easy access to shopping and entertainment at Arndale Shopping Centre and Churchill Centre. Bus stops close by on Hanson Road. Nearby recreational options include Regency Park Golf Course, The Parks Recreation and Sports Centre, and several local parks. Additionally, it is conveniently close to a selection of top public and private schools, such as Woodville Gardens School and St Patrick's School.

Key Features

- 771sqm (approx) with a 18.29m frontage (approx)
- Four good sized bedrooms
- Central bathroom with bathtub
- Spacious lounge with large windows and built-in shelving
- Separate dining area
- Kitchen with walk in pantry and ample bench space
- Laundry at the rear of the home with additional WC and shower
- Polished floorboards throughout
- Ducted air conditioning
- Fully fenced property
- Secure, drive through carport leading to a large garage

Specifications

Title: Torrens Title

Year built: TBC

Land size: 771sqm (approx)

Site dimensions: TBC

Council: Port Adelaide Enfield

Council rates: TBC

ESL: TBC

SA Water & Sewer supply: TBC

All information provided including, but not limited to, the property's land size, floorplan, floor size, building age and general property description has been obtained from sources deemed reliable. However, the agent and the vendor cannot guarantee the information is accurate and the agent, and the vendor, does not accept any liability for any errors or oversights. Interested parties should make their own independent enquiries and obtain their own advice regarding the property. Should this property be scheduled for Auction, the Vendor's Statement will be available for perusal by members of the public 3 business days prior to the Auction at the offices of LJ Hooker Mile End at 206a Henley Beach Road, Torrensville and for 30 minutes prior to the Auction at the place which the Auction will be conducted. RLA 242629



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More About this Property

Property ID	XDHHDM
Property Type	House
Land Area	771 m2

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