






14 Perry Street, McLaren Vale

3  1  5 

Live the McLaren Vale Lifestyle!

Positioned on a generous 737sqm (approx.) corner allotment, this property offers unmatched potential for those seeking space, flexibility and opportunity. Whether your vision is redevelopment, a value-adding renovation, a set-and-forget investment or a comfortable home with room to move, this 3-bedroom family home presents the ideal foundation. With dual street frontage, wide access and a substantial land footprint, the future possibilities here are truly exciting.

Offering a large front family room with charming brick fire place, with adjoining meals and kitchen space providing flexible internal living for all.

Features Include:

- Large 737sqm corner block (approx.)
- 3 bedrooms, master with built in wardrobe, ceiling fan and downlights
- Cozy front living with brick fireplace and wood panel feature wall
- Updated kitchen with electric cooktop, dishwasher, breakfast bar, and downlights
- Updated bathroom with bathtub and separate toilet
- Reverse cycle wall unit for both heating/cooling needs
- Generous backyard space perfect for children and pets
- Large powered shed accessible off side road with space to store

FOR SALE
UNDER CONTRACT

AGENTS

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AGENCY

LJ Hooker Property Specialists
(08) 8289 6660

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**

- up to 5 vehicles
- Paved outdoor entertaining space
- Side gate access to rear perfect for storing caravans or cars

Set in the heart of McLaren Vale, you're surrounded by everything that makes this region one of South Australia's most desirable destinations. Stroll to the local main street filled with cafés, boutique shops and dining options or spend your weekends exploring the many renowned wineries just minutes away. With Moana Beach only a 5-minute drive, you'll enjoy the perfect blend of vineyard lifestyle and coastal escape.

Enquire 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 our LJ Hooker Property Specialists Real Estate office for 3 consecutive business days immediately preceding the auction and at the auction for 30 minutes before it starts.
RLA 208516

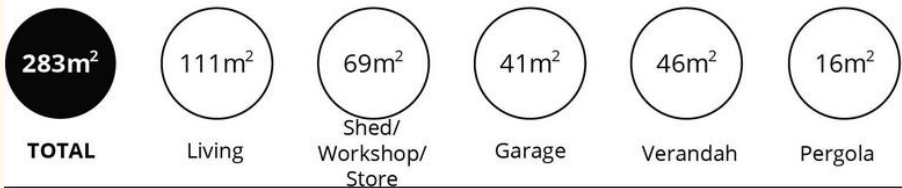
MORE DETAILS

Property ID	2CPRGJU
Property Type	House
House Size	125 m2
Land Area	737 m2
Including	Air Conditioning Dishwasher Built-in-Robes Secure Parking Fully Fenced

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Scale in metres. This drawing is for illustration purposes only. All measurements are approximate and details intended to be relied upon should be independently verified.

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