

Paradise, 27 Gameau Road

Sold by George De Vizio & Julian Rullo

Auction Location: On-site

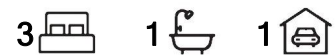
Auction Saturday the 4th of November at 2pm

The potential of Paradise has never been more palpable than at 27 Gameau Road. A corner block set on 734 sqm (approx), with a dual frontage. The robust home would respond well to redevelopment or renovations now or in the future, making it an excellent opportunity for the right buyer. Growing families, young couples, investors, D.I.Y. enthusiasts, and first home buyers. Don't miss the limitless potential with this one! The home is currently tenanted until the 29th of July 2024 for \$350 per week.

This growing suburb is a family-oriented area, with an easy lifestyle. Enjoy the



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For Sale

Auction \$770,000

View

ljhooker.com.au/WK2FDG

Contact

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sunshine with picnics in one of the many neighbouring parks, reserves or playgrounds. No car, no problem, do the sustainable thing and take advantage of one of the many bus routes, including the Paradise Interchange at your doorstep. You'll be spoilt for choice with access to leading schools, multiple supermarkets, specialty shops, cafes and restaurants on your doorstep.

While in reasonable condition, a motivated D.I.Y. enthusiast may seize the opportunity to further modernise this classic home. The three bedrooms offer flexibility and are adaptable to new owners' requirements. The modest but functional bathroom is also ripe for renovation, dream big or simply consider changing the fixtures for a quick updated look. The options to truly make this home yours are endless. Outside boast well-established trees, a good-size rear yard with plenty of shedding available.

Prime for development, now or in the future, or simply enjoy this charming home as is, rent out, renovate, or develop! 27 Gameau promises possibility - this 734sqm (approx) slice of Paradise won't be here for long.

Purchasing this property as an investment? Talk with Kirsty Clark from our PM team to discuss our exclusive offer to landlords until the 31/12/23

****** 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 advice.

Should this property be scheduled for auction, the Vendor's Statement (Form 1) will be available at the LJ Hooker St Peters office for 3 consecutive business days immediately preceding the auction and at the auction for 30 minutes before it starts.

RLA 61345 RLA 282965 RLA 231015



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More About this Property

Property ID WK2FDG

Property Type House

Land Area 734 m²

George De Vizio

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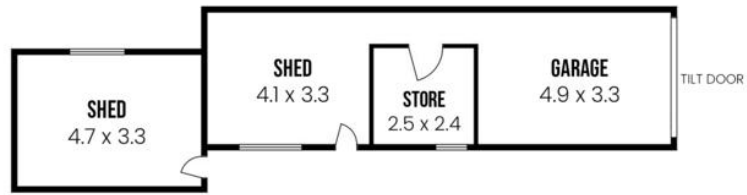
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27 Gameau Road, Paradise SA 5075

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