



32 Scenic Way East, Ridgehaven

Prime Foothills Opportunity

Auction Location: 32 Scenic Way East, Ridgehaven SA 5097

Set in a sought-after foothills location, this sloping 730sqm (approx.) allotment offers an exciting opportunity for developers, investors or renovators alike.

Currently featuring a 3-bedroom, 2-bathroom home in need of major renovations, the property presents multiple options- restore, redesign or remove and rebuild your dream home or subdivide subject to council consent.




Enjoy the peace and appeal of the foothills while being just moments from quality schools, local shops, major shopping and all other amenities.

Key Features:

- 730sqm (approx.) sloping allotment
- Development or subdivision (STCC)
- Existing 3-bedroom, 2-bathroom home ready for renovation or rebuild
- Desirable foothill setting

A rare chance to secure a generous parcel of land in a rightly held pocket of Ridgehaven- opportunities like this are few and far between!

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.

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FOR SALE

Auction - Saturday, November 22nd at 11am

AGENTS

Craig Ricciuto
0417 806 329
craigr@ljhsales.com.au

Ryan Graham
0400 912 287
ryang@ljhsales.com.au

AGENCY

LJ Hooker Property Specialists
(08) 8289 6660



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	2CHSGJU
Property Type	House
House Size	160 m2
Land Area	730 m2

Craig Ricciuto 0417 806 329

Managing Partner | Sales Specialist | craigr@ljhsales.com.au

Ryan Graham 0400 912 287

Sales Specialist | ryang@ljhsales.com.au

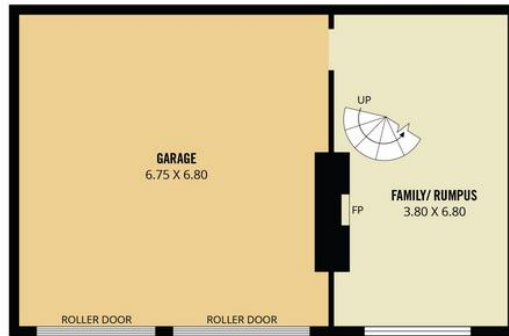
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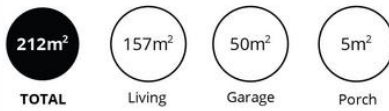




UPPER LEVEL



LOWER LEVEL



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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