

27 Flockhart Avenue, Valley View

Big Land, Wide Frontage, Endless Potential!

Auction Location: 27 Flockhart Avenue, Valley View SA 5093




Set on a generous 770sqm (approx.) allotments with no easements and an impressive 23.77m frontage (approx.), this family home presents an outstanding opportunity for those looking to renovate, extend or completely reimagine this space. Offering a flexible layout with multiple living areas, 3 comfortable bedrooms and a spacious backyard, the foundations are here for something truly special.

The expansive yard and large garage/workshop provide ample room for projects, storage or future improvements, while the wide frontage opens the door to exciting future development possibilities (STCC).

Whether you're a renovator ready to add value or a buyer searching for a property with endless potential, this is an opportunity where your vision can truly take centre stage.

Features Include:

- 770sqm Easement free allotment (approx.) with a 23.77m frontage (approx.)
- Three bedrooms, 1 and 2 with built in wardrobes, all bedrooms

3  1  2 

FOR SALE

Auction - Saturday March 28th at 1pm
on-site

AGENTS

Shaun Roberts
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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**

- with ceiling fans
- Multiple living areas, front formal lounge with ceiling fan and rear carpeted living room
- Kitchen with gas cooktop and plenty of storage cupboards
- Ducted reverse cycle heating and cooling for year-round comfort
- Double head to toe carport with drive through access to rear garage
- Lucious backyard with established trees and veranda to rear of home
- Bathroom with bath and shower, separate toilet
- Timber floors, hallway with built in storage cupboards

Just moments from Tea Tree Plaza for all your everyday shopping and dining needs, this convenient location also places you close to local green spaces including Thomas Turner Reserve and the Valley View Par 3 Golf Course, perfect for weekend walks, outdoor recreation or a quick round of golf.

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	2D3RGJU
Property Type	House
House Size	142 m2
Land Area	770 m2
Including	Air Conditioning Ducted Cooling Ducted Heating Fully Fenced Remote Garage

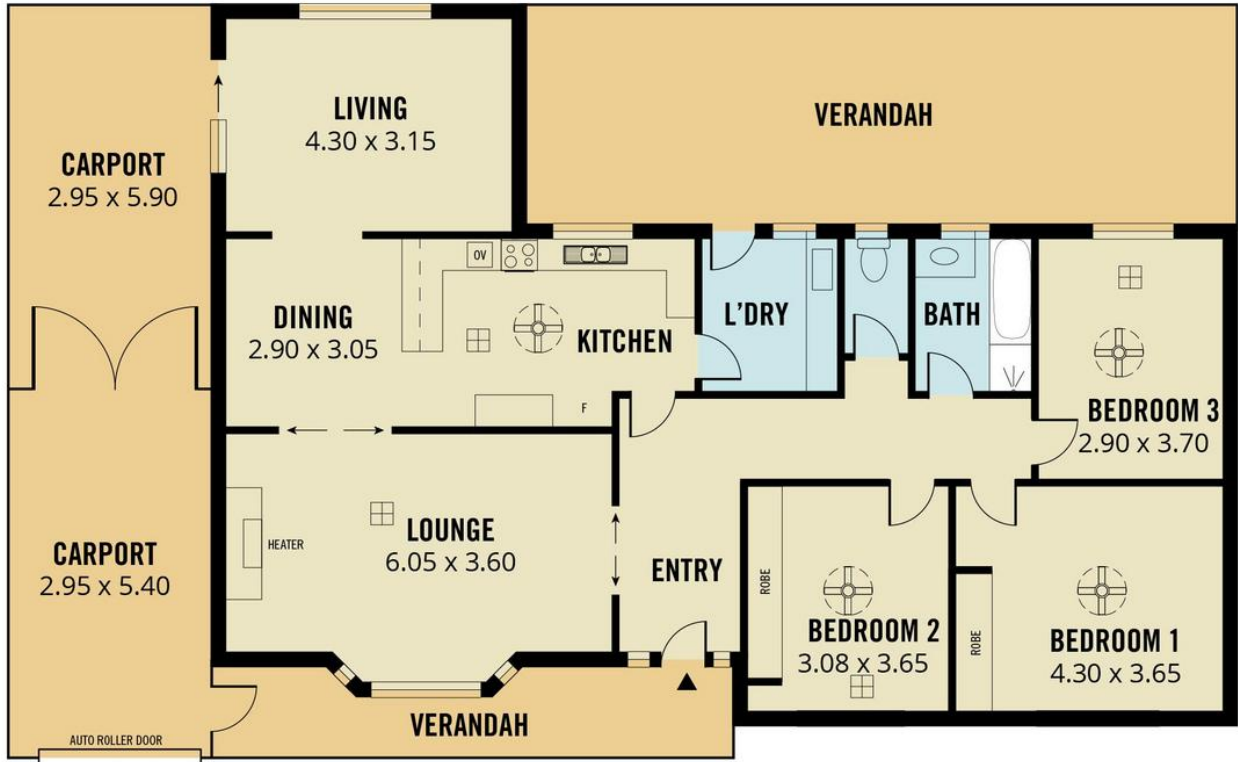
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196m²

TOTAL

122m²

Living

48m²

Verandah

26m²

Garage

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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