



196 Walkerville Terrace, Walkerville

Sold by Luke Mitchell of LJ Hooker Adelaide Metro

Set on some 784m² of land with an approx. 19.9m frontage & offered for the first time in 70 years, this north facing home represents the chance to secure your place in one of Adelaide's most esteemed suburbs.

Built by a builder for his daughter, it stands as a testament to enduring quality, and outstanding craftsmanship. The double brick construction reflects the quality of its era and offers an exceptional canvas for thoughtful transformation. Whether your vision is to renovate and extend or design and build a forever home tailored to modern family living (STPC), this is that rare opportunity!

Lovingly kept, the house & the land offers exciting scope for the future.

Comprising three bedrooms, lounge, dining room, sunroom, country style kitchen with built in meals area, it currently provides comfortable living. This is a home where children were raised, milestones celebrated and memories made, with the warmth and care of long term ownership evident throughout.

3 1 1

FOR SALE
Contact Agent

AGENTS

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AGENCY

LJ Hooker St Peters
(08) 8362 8008

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

Perfectly positioned moments from Linear Park, elite schooling options, local cafes and quick access to the CBD, this is a unique opportunity to secure a generational asset in one of Adelaide's most prestigious suburbs.

What We Love:

- Approx. 784m2 with 19.9m frontage - Development Potential (STPC)
- Double brick home Circa 1956
- 2.85m ceilings
- Solar system
- Ducted reverse cycle air conditioning
- Gas space heater to the lounge
- Remote controlled garage as well as ample off-street parking
- Private, lush green rear garden perfect for family gatherings or for furry friends
- Located close to private colleges, schools, shopping centres & transport

A once in a generation chance to build your dream, raise your family and create something truly enduring!

Purchasing this property as an investment? Talk with Kirsty Clark from our PM team and see why our Property Management department is #1 amongst all the LJ Hooker offices Worldwide.

- * 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

MORE DETAILS

Property ID	2E0PFDZ
Property Type	House
Land Area	784 m2

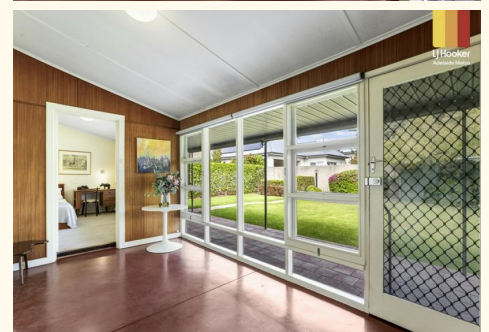
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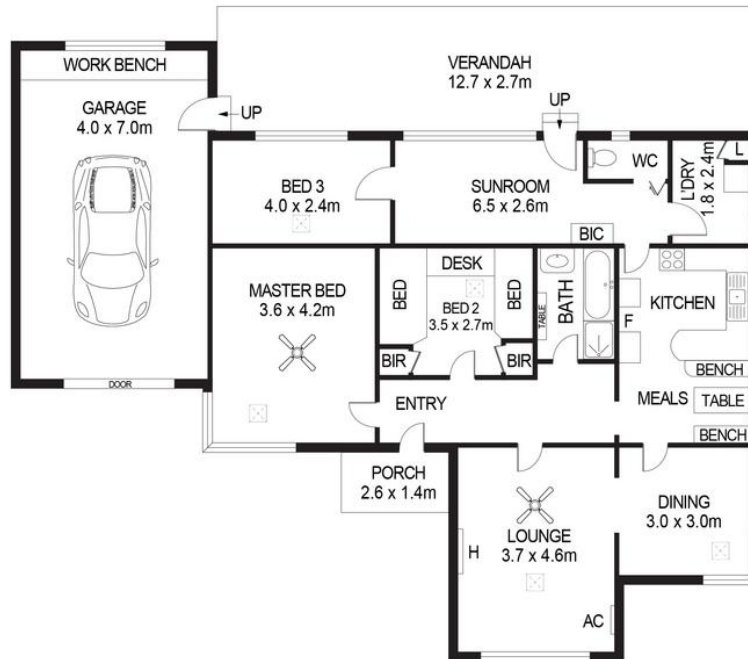
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196 WALKERVILLE TERRACE, WALKERVILLE

DISCLAIMER

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