

1 Shirley Street, Port Augusta West, SA 5700



Other For Sale

Wednesday, 14 February 2024

1 Shirley Street, Port Augusta West, SA 5700

Bedrooms: 3

Bathrooms: 1

Parkings: 4

Type: Other



Charmaine Budd
0428656181

\$275,000

Discover the epitome of Port Augusta West living in this charming property located in one of the most desired areas of Port Augusta. Situated just across the road from Rotary Park and its playground, this home offers unparalleled convenience for families seeking outdoor enjoyment right at their doorstep. Nestled on a 730m² allotment, this brick home presents a canvas ripe for transformation. Boasting 3 bedrooms, two of which feature built-in robes, along with a central bathroom, this residence provides the ideal foundation for comfortable family living. With a little TLC, including new flooring, a fresh coat of paint, and strategic upgrades, this property offers the perfect opportunity for first home buyers or small families to customise their own haven. In addition to its renovation potential, this property offers unparalleled proximity to essential amenities. Enjoy the convenience of being near Caritas College and Port Augusta West Primary School, ensuring quality education options for growing families. A carport on the side of the property provides sheltered parking, while a garden shed at the rear offers practical storage solutions. Don't miss out on the chance to secure your foothold in the esteemed Port Augusta West area. With its coveted location and renovation potential, 1 Shirley Street presents an unmatched opportunity to create the home of your dreams. Whether you're seeking a starter home or a project to make your mark, this property awaits your vision. Contact Charmaine on 0428 656 181 for more information or inspection. Land: 730m² Year Built: 1972 Equivalent main area: 126m² Council Rates: \$2,689.02 p.a. (2023/24) Zoning: Suburban Neighbourhood Easements: Yes Water available: Yes Sewer available: Yes Disclaimer: We have obtained all information in this document from sources we believe to be reliable; However we cannot guarantee its accuracy and no warranty or representative is given or made as to the correctness of information supplied and neither the owners nor their agent can accept responsibility for error or omissions. Prospective purchasers are advised to carry out their own investigations. All inclusions and exclusions must be confirmed in the Contract of Sale. If a land size is quoted it is an approximation only. You must make your own enquiries as to this figure's accuracy. We do not guarantee the accuracy of these measurements. All development enquiries and site requirements should be directed to the local govt. authority.