

**12484 Flinders Highway, Sheringa, SA 5607**



**Sold Residential Land**

Thursday, 12 October 2023

12484 Flinders Highway, Sheringa, SA 5607

Area: 2 m2

Type: Residential Land



Jade Fraser  
0886823755

**\$85,500**

Nestled in the heart of Sheringa, this property offers the ultimate coastal lifestyle. With its close proximity to the popular surf beach, you'll be riding the waves in no time! Calling all fishing enthusiasts! This location is a dream come true. Sheringa is renowned as a prime fishing destination, and you'll have easy access to some of the best spots along the coast. Situated on the main highway, this property offers both convenience and exposure. Spread out on approximately 2.02 hectares of land. The possibilities are endless, whether you envision building your dream coastal home or securing the property as a long term investment. While the dwelling on the property is not inhabitable, you'll benefit from existing shedding that can be repurposed to suit your needs. Limited Access Please note that no access to the property is permitted for inspections. The vendor advises that there is Asbestos onsite and there is significant fire damage to the dwelling. We encourage serious buyers to explore the potential of this hidden gem via the available drone images. Buyers are expected to acquire the property in its current condition, factoring in any necessary renovations. Don't miss your chance to secure a slice of coastal paradise in Sheringa. Contact us today to learn more about this unique real estate opportunity! \*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, boundary overlays, floor plans and size, building age and condition). Interested parties should make their own enquiries and obtain their own legal advice.