

137 Gaffney Road, Willunga, SA 5172



Sold Other

Friday, 1 September 2023

137 Gaffney Road, Willunga, SA 5172

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Area: 8 m2

Type: Other



Mike Cross

Contact agent

Picturesque allotment of 20 acres approx. with creek lined boundary. Features Include:

- 2 road frontage and breathtaking views to the coastline.
- Tree lined driveway to residence.
- Modest 1960's 2 bedroom timber framed residence in need of repair/demolition.
- Currently rented at \$140/week with periodic lease.
- Mains water connected to residence.
- 7.5 ha (estimated) planted in 97/98 to premium shiraz.
- History of producing quality fruit with average price last 3 yrs \$2,100/tonne.
- Average annual production of 49 tonnes over the last 3 yrs.
- Irrigation from 13 mg/l allocation from recycled water with automatic irrigation with 17 stations.

Stunning potential sites (stcc) to build your dream home. Easy access to the thriving townships of Willunga & McLaren Vale. Exciting development potential for cellar door/wine tourism (stcc) in this much sought after & tightly held location. Click on video link for more footage. Zoned Rural. Council Rates \$3,043.22 pa approx. Disclaimer: The information contained in this document is provided as an aid to further investigation. Information in this document may have been provided to Southgate Real Estate by other people and therefore we do not warrant that it is accurate or correct. All figures quoted are approximations only. Independent parties should make their own enquiries and seek independent advice before acting.