

138 Edward Street, Clarence Gardens, SA 5039



House For Sale

Friday, 24 May 2024

138 Edward Street, Clarence Gardens, SA 5039

Bedrooms: 3

Bathrooms: 1

Parkings: 6

Area: 679 m2

Type: House



Daniel Richardson
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Ethan Millen
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\$870k

Auction Sat, 8th Jun - 11.30am Cornering the market, quite literally; this 1950's home on some 679sqm where Edward and Lee Streets meet, represents a rare chance to make your own mark on a parcel with multiple side-road access points. Those up for a rewarding challenge will look past the weary condition of the existing dwelling to plot a renovation or, at the very least, a 'spruce up' in readiness for some happy tenants who want to be just metres from Edwardstown Primary School. With solar panels, 3-phase power, ducted r/c and undercover parking for up to six cars, this humble home boasts more functionality than first impressions might let on. For those in search of the perfect blank canvas to build on near the likes of Castle Plaza, Mitcham Square, parks/reserves, public transport, a plethora of quality schools and the CBD, you'll love the lifestyle as much as you love that unbeatable new-home feeling. You found it. Features we love...- Held dearly by the one family for over 20 years - Prized corner parcel with north-facing rear and side-road car access via three points- Large shed/garage and carport - Timber floors throughout - Solid brick construction - Ducted temperature control and cosy gas heater - High ceilings - Plenty of storage - Separate laundry - Cubby house and large lawned area to rear - Walking distance from public transport - Metres from Edwardstown Oval - Moments from Scotch College and Cabra Dominican College - Just 15 minutes from the CBD CT Reference - 5346/231 Council - City of Mitcham Council Rates - \$2,012.90 pa SA Water Rates - \$209.28 pq Emergency Services Levy - \$162.08 pa Land Size - 679m² approx. Year Built - 1954 Total Build area - 239m² approx. All information or material provided has been obtained from third party sources and, as such, we cannot guarantee that the information or material is accurate. Ouwens Casserly Real Estate Pty Ltd accepts no liability for any errors or omissions (including, but not limited to, a property's floor plans and land size, building condition or age). Interested potential purchasers should make their own enquiries and obtain their own professional advice. OUWENS CASSERLY - MAKE IT HAPPEN™ RLA 275403