

# 14 St Albans Terrace, Semaphore Park, SA 5019

## House For Sale

Thursday, 18 January 2024

14 St Albans Terrace, Semaphore Park, SA 5019

Bedrooms: 3

Bathrooms: 1

Parkings: 2

Area: 790 m2

Type: House



Kate Smith

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Gypsy Black

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## **Auction Saturday 10th of February @ 12:30pm (USP)**

An opportunity not to be missed! Situated on approx. 790sqm of prime land with an 18m approx. frontage this double brick family home is an ideal investment with potential to subdivide (STCC). 250 metres to Semaphore Park Beach and Point Malcolm Reserve with a playground, tennis and basketball courts. A short walk to Westport Primary School and ideal positioning to West Lakes shopping mall, this home is a rare opportunity to adopt a beach lifestyle as well as an astute investment with the potential to add a granny flat or subdivide (STCC). Stepping back in time with a touch of a fresh renovation this home is the perfect nest egg for the future. Featuring original terrazzo flooring in the laundry, stunning floorboards seamlessly integrate the living area and bedrooms. The living room oozes natural light and also features a cozy gas fireplace for wintertime. The large backyard is perfect for kids and pets to play or for future upgrades with a swimming pool to make it a family oasis! The garage also contains a working pit, the property also has bore water access. Features you'll love: - 3 well-appointed bedrooms - 790 Sqm\* block & 18m Frontage\* - Sub-dividable (STCC) - Reverse cycle air conditioner in the living room - Kitchen and adjacent dining room making it easy for hosting. - Large backyard - Great outdoor undercover area - Workshop pit in the garage - Bore Water This property is a rare gem and an opportunity not to be missed. Auction to be held on-site on Saturday 10th of February at 12.30pm unless sold prior.\* If a land size is quoted it is an approximation only. You must make your own enquiries as to this figure's accuracy. Harcourts Smith (Kate Eliza Real Estate Pty Ltd) does not guarantee the accuracy of these measurements. All development enquiries and site requirements should be directed to the local govt. authority.\* Purchasers should conduct their own due diligence and any information provided here is a guide and should not be relied upon. RLA 325043