

# 14 Swan Terrace ETHELTON SA 5015

## House For Sale

Friday, 9 June 2023

CENTURY 21

14 Swan Terrace ETHELTON SA 5015

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Area: 850 m2

Type: House



Alex Lefty

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## 14 Swan Terrace ETHELTON SA 5015

RENOVATE OR REDEVELOPE! Welcome to 14 Swan Terrace Ethelton, a fantastic opportunity for developers and investors to capitalize on a prime location in Ethelton. Nestled on approximately 850sqm of land, this original 3 bedroom, 1 bathroom home presents endless potential for renovation or redevelopment. What sets this property apart is its incredible development potential zoned general neighbourhood. The large block offers ample space to create your dream project. Additionally, the adjoining property, NUMBER 10 IS ALSO AVAILABLE FOR SALE making it possible to combine both lots and develop a substantial project, subject to planning and building consent. This property enjoys the convenience of nearby amenities. The Ethelton Train Station is within walking distance, providing easy access to Adelaide's city centre and surrounding areas. Enjoy a leisurely stroll along the picturesque coastline, just moments away, or take advantage of the vibrant local dining and shopping precincts. Don't miss out on this golden opportunity to secure a valuable property with incredible development potential. Whether you choose to renovate the existing home or potentially create a larger-scale development by acquiring both lots, 14 Swan Terrace offers endless possibilities to realise your vision. Contact Alex Lefty at Century 21 Central today to arrange a private viewing or to discuss the exciting potential this property holds. The vendor's statement may be inspected at Century 21 Central, 171 Goodwood Road, Millswood SA 5034 for 3 consecutive business days immediately preceding the auction, and at the auction for 30 minutes before it starts. On behalf of Century 21 Central, we try our absolute best to obtain the correct information for this advertisement. The accuracy of this information cannot be guaranteed, and all interested parties should view the property and seek independent advice if they wish to proceed.