

16 Railway Terrace, Kilburn, SA 5084



House For Sale

Friday, 3 November 2023

16 Railway Terrace, Kilburn, SA 5084

Bedrooms: 4

Bathrooms: 1

Parkings: 4

Area: 670 m2

Type: House



Mustafa Razaee
0412034533



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Auction On-Site Sat 25th November at 2:30pm

With just a 9km radius to the CBD, surrounding amenities of Churchill Shopping Centre and the vibrancy of Prospect strip, this versatile investment offers solid c1956 bones ready to call home, renovate or develop the spacious 674sqm land holding (STCC). Secure fencing along with ample undercover and off-street parking welcome from the street, with a cleared front garden available to add the flourishing or low-maintenance landscaping of your choice. Four generous bedrooms form the right wing of the home, offering the ability to configure as three with a dedicated home office or second living zone to suit your needs. Warm floating floors create a homely feel, guiding through spacious open plan living to a modern kitchen with timber benchtops and French doors leading out to the backyard. There is plenty of leftover scope to add further outdoor value and weekend leisure around an already generous verandah and gorgeous feature Balinese-style gazebo. Kilburn train station practically rests nearby, ready to whisk you to your city office or for a Rundle Mall shopping spree within a breezy 10-minute trip, whilst Jack Watkins Reserve, Crocs Play Centre and Costco are just around the corner for weekend recreation and shopping convenience. Property is tenanted on a fixed term until April 2024. Settle in and call Railway Terrace home... Even more to love:

- Outstanding investment & development potential (STCC)
- Wide street frontage
- Secure carport
- Rear double garage/shed
- Separate bath & WC to modern bathroom
- Ducted air conditioning
- Zoned for Roma Mitchell Secondary College
- Easy reach to our beautiful coastlines, WCH Hospital, Entertainment Centre, North Adelaide, Aquatic Centre, Adelaide Oval & CBD

Disclaimer: As much as we aimed to have all details represented within this advertisement be true and correct, it is the buyer/purchaser's responsibility to complete the correct due diligence while viewing and purchasing the property throughout the active campaign. PLEASE NOTE: This property is being auctioned with no price in line with current real estate legislation. Should you be interested, we can provide you with a list of recent local sales to help you with your market and value research.