

17 William Street, Birdwood, SA 5234

Sold Residential Land

Tuesday, 15 August 2023

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Area: 1048 m2

Type: Residential Land



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\$225,000

Here's your chance to secure a lovely flat block of land with a gorgeous aspect on the township fringe. Framed by mature trees, all that's missing is your new home (see plan in photos for rough house site location - subj. council consent). Located opposite a pretty, tree-filled reserve this is a block with a great deal to offer! Existing shedding will provide secure storage, mains water is already connected and the block is bordered by bitumen roads on 2 sides. Power is in the street, all you need to do is request a connection. Allotments like this are hard to find. Is it time to build the dream? Improvements & general information: 1.) Double garage, approx 6m x 7m with concrete floor and lean-to. Wired for power but not connected. 2.) Single garage with roller door, approx 6m x 4m. Concrete floor. 3.) Mains water meter is connected on site in the north west corner. 4.) Common effluent connection in same corner. 5.) Property does have an easement - refer to plan in photo section which shows all of the block and easement measurements. 6.) Power available in street. 7.) Land is bordered on sides by William & Bleeze Streets. Legal Information: 1.) Adelaide Hills Council zoned township. 2.) Certificate of Title Volume 6004 Folio 594. 3.) Allotment 1 in Deposited Plan 76156. *Whilst every endeavour has been made to verify the correct details in this marketing neither the agent, vendor or contracted illustrator take any responsibility for any omission, wrongful inclusion, misdescription or typographical error in this marketing material. Accordingly, all interested parties should make their own enquiries to verify the information provided. The site plan included in this marketing material is for illustration purposes only, all measurements are approximate and is intended as an artistic impression only. Any fixtures shown may not necessarily be included in the sale contract and it is essential that any queries are directed to the agent. Any information that is intended to be relied upon should be independently verified.