

19 Need Street, Enfield, SA 5085



House For Sale

Wednesday, 17 January 2024

19 Need Street, Enfield, SA 5085

Bedrooms: 3

Bathrooms: 1

Parkings: 2

Area: 414 m2

Type: House



Gabrielle Overton

0884316088

AUCTION: (\$600,000) Friday 2/02/24 at 11am (USP)

Auction Location: on site Position perfect - a corner block in a sought after location with easy access to transport and 10 minutes to the city. Enfield is on the rise as with all suburbs within a ten minute commute to the CBD. So many of the original blocks are undergoing urban redevelopment. Here's your chance to buy a very well built, double brick 1950's home to secure your future. Ideal for families, singles, couples, retirees and investors, it has all the answers. Neat as a pin and held by the current owner for over 20 years, they don't come along everyday. No need to buy a full sized block with the high price tag and then have to subdivide and sell half and rebuild, no need to step into a development role, it's ready for you, a very manageable size with loads of upside. The rooms are generous in size with inbuilt robes in two bedrooms and the renovated kitchen is a delight. It works well and could easily be modified to include a cutout to the casual meals area. With two street frontages there is potential to reconfigure and with options for a contemporary makeover you can locate garaging to suit your needs. Currently it's disposed as three bedrooms, lounge, kitchen and casual meals, leading onto a covered outdoor alfresco dining area. The rear courtyard and gardens are so well maintained it gives you a great start to create your own version with all the hard work done. You have a single remote access carport off Need Street with the open ended capacity to pull through a van or boat and from Watson Street you can access for additional parking if desired. The austerity home has been proudly maintained and would respond brilliantly to a contemporary makeover, render it, build up, over a double garage or out STCC. do it now or later, Live here as it is and enjoy watching your value grow while you plan your future. Look at the developments nearby, there are some amazing new constructions with this desirable corner site giving you enormous potential. Position is key to the high demand being experienced in Enfield and surrounding suburbs. Close to North Adelaide, Prospect and the Adelaide Oval Precinct, it has great access to services and facilities, Northpark Shopping Centre, Regency Plaza and Sefton Plaza. First Things First Coffee, Cafe Di Villi, Marcellina, Gopi Ka Chatka, Olives Pakistan & Hotel Enfield are all local and so popular. Zoned for Roma Mitchell Secondary College and access unzoned Enfield, Blair Athol, Hampstead or Prospect North Primary Schools, the choice is extensive along with private schools and colleges. You'll want to view this rare offering as it will prove popular. See it - Want it - Need it! AUCTION: Friday 2nd February at 11am, on site (USP)(\$600,000) CT: Volume 5222 Folio 51 Council: Port Adelaide Enfield Council Rates: \$1,048.10 per annum (approx) Water Rates: \$154.02 per quarter (approx) Land Size: 414 square metres (approx) Year Built: 1950 (approx) To Pre-register for Auction or to make an offer if applicable <https://prop.ps/l/pvtN5N0fe8OA> (Please copy and paste the link into your browser) LJ Hooker Kensington | Unley provide a service called Auction Pay which allows you to pay your deposit online, on the spot at Auction, rather than having the hassle of arranging payment by cheque. Please contact Gabrielle Overton to find out more about this service. The Vendor's Statement (Form 1) will be available for perusal by members of the public:-(A) at the office of the agent for at least 3 consecutive business days immediately preceding the auction; and (B) at the place at which the auction is to be conducted for at least 30 minutes immediately before the auction commences.