

**19 Spruce Avenue, Aberfoyle Park, SA 5159**



**Sold House**

Tuesday, 2 April 2024

19 Spruce Avenue, Aberfoyle Park, SA 5159

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 4**

**Area: 715 m2**

**Type: House**



Mike Phillips  
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**\$605,000**

Located in the Southern Adelaide suburb of Aberfoyle Park, this property is close to local schools and bus routes and is only a short drive from The Hub Shopping Precinct. This property will attract strong attention from 1st homebuyers, investors, renovators and developers and is expected to sell within a short timeframe. Open Inspections - Sat 6 April from 2:15-2:45 and Sun 7 April from 1:15-1:45. The main features are:-

- 3 bedrooms (2 with built in robes)
- 1 bathroom
- renovated kitchen
- 2 living areas
- ducted evaporative cooling
- double carport
- double garage
- double gate storage area adjacent to garage
- good size backyard

A rental appraisal has provided an estimated rental return of \$550 per week. Further information including the Form 1 and Offer Form can be accessed using this link (may need to copy the link and use in a new tab):- <https://vltre.co/4AVkRe> Make sure this address is on your Open Inspection List for this weekend.