

22-24 South Terrace, Strathalbyn, SA 5255



Sold House

Friday, 1 September 2023

22-24 South Terrace, Strathalbyn, SA 5255

Bedrooms: 3

Bathrooms: 1

Parkings: 2

Area: 1676 m2

Type: House



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Contact agent

Unique and rare real estate opportunity to acquire two neighbouring Titles at 22-24 South Terrace in the heart of Strathalbyn township. Well-positioned on South Terrace, a prominent address for street appeal and high visibility, offering a range of possibilities for its future owner. Situated in the historic township of Strathalbyn, with notable neighbouring landmarks such as the Railway Station Building, now occupied as the town's Information Centre and Art Gallery adjacent to the vacant parcel at 22 South Terrace. The strategic location of the properties is highlighted by their proximity to various amenities and services. Directly opposite is the Woolworths shopping centre, while other general facilities, services, and amenities of the town are within walking distance, enhancing the convenience and liveability of the location. Both properties are zoned as 'Township Main Street (TMS);' and interested parties are encouraged to refer to the South Australian Property & Planning Atlas (SAPPA) for information regarding the Planning & Design Code and relevant development policies for this address. This zoning suggests that the properties are well-suited for various development possibilities that align with the main street character and requirements. The individual property details are as follows:

22 South Terrace: Certificate of Title - Volume 5485 Folio 206 Approx. 838sqm vacant, level allotment with 18m frontage and 46m depth. Offering a clean slate for potential development while benefiting from its prominent street frontage.

24 South Terrace: Certificate of Title - Volume 5365 Folio 954 Approx. 838sqm allotment with same dimensions. Features a 1920's cottage that has seen improvements over the years - with access to the rear boundary via dirt road (govt road) off Milnes Road, where garage and workshop shed are located. Cottage is currently tenanted @ \$315pw on a periodic lease. Given the properties' prime location, history, and zoning make them attractive for various development options. For further information/ inspection times please contact Heaslip Team below; Rob Heaslip 0439 995 760 | Ben Heaslip 0439 860 891

Disclaimer - Every precaution has been taken to establish the accuracy of the material herein. Prospective purchasers should not confine themselves to the contents but should make their own enquiries to satisfy themselves in all respects.