

**24 Marleston Avenue, Ashford, SA 5035**

**CENTURY 21**

**Sold Other**

Friday, 3 November 2023

24 Marleston Avenue, Ashford, SA 5035

**Bedrooms: 10**

**Bathrooms: 10**

**Parkings: 10**

**Type: Other**



Jarrah Holmes

## Contact agent

Site Summary DEVELOPMENT POTENTIAL Residential & Commercial Titles- 38 Dwellings Approved with Planning Consent- 6,900 sqm (approx.) site over 7 separate allotments- Zoned - Housing Diversity Neighbourhood- Adjacent ASHFORD HOSPITAL & The City to Glenelg Corridor - Offered with vacant possession- Development potential for Houses, Townhouses, Apartments or even Mixed Commercial & Residential - Full information pack available Jarrah J. Holmes brings you this exciting development opportunity in the this tightly held suburb of ASHFORD with-in 5 minutes to the Adelaide CBD and 15 minutes to the Beach. This unique opportunity now exists for a developer to either land bank or commence re-development immediately. Additional Features Include;- Multiple existing titles - Zoning allowing for flexible development- Offered with vacant possession - with opportunity to place new tenants- Under 2 kms to the Adelaide CBD For further information or to arrange an appointment Contact Jarrah Holmes 0430 145 991 "Connecting Property & People" Disclaimer: Significant measures has been taken to ensure the accuracy and comprehensiveness of the information presented in our marketing material. However, we are unable to provide a guarantee regarding the accuracy of the information provided by our vendors. Consequently, Century21 does not make any statements, representations or warranties, nor do we assume any legal liability in relation to the accuracy of the information provided. It is strongly recommended that interested parties independently conduct their own due diligence and seek their own enquiries and obtain their own legal and financial advice for the property. We accept no liability for any errors or omissions (including but not limited to a property's land size, floor plans and size, building age and condition or planning approvals). Please note that all photographs, maps and images included in the material are representative only and serve marketing purposes.