

24 West Terrace, Strathalbyn, SA 5255

HARRIS

House For Sale

Wednesday, 14 February 2024

24 West Terrace, Strathalbyn, SA 5255

Bedrooms: 7

Bathrooms: 1

Parkings: 4

Area: 1005 m2

Type: House



Sally Ness

0883394222

Expressions of Interest

The 'Drs Surgery' has served as a trusted destination for many for over four decades. Now, there's a chance for you to establish your own preferred spot. Currently leased until mid-2025 with an excellent return, this property comprises a variety of consulting rooms, medical facilities, and offices of different sizes and configurations, making it perfect for office space or remote work (subject to council consent). The existing fit-out provides professionals with a conducive work environment. With its prominent location, the property offers great exposure for future endeavors, whether that involves conversion to a residential dwelling, flat-style living, or utilizing the sizable 1005m² allotment for development (subject to council consent). An exceptional opportunity presents itself to acquire the adjacent property and develop an appealing residential community (subject to council consent). Strathalbyn is experiencing rapid growth, with its population expanding swiftly. There are numerous opportunities waiting to be seized, making full use of this site (or sites). Invest in your future, enjoying the current rental income while strategizing your next move! Specifications: CT / 5094/672 Council / Alexandrina Zoning / EN Land / 1005m² (approx) Frontage / 14.29m Estimated rental assessment / Written rental assessment can be provided upon request Nearby Schools / Eastern Fleurieu Strathalbyn R-6 Campus, Eastern Fleurieu Strathalbyn 7-12 Campus, Eastern Fleurieu R-12 School, Eastern Fleurieu Ashbourne Campus, Macclesfield P.S, Mount Barker H.S, Goolwa Secondary College, Mount Compass Area School Disclaimer: All information provided has been obtained from sources we believe to be accurate, however, we cannot guarantee the information is accurate and 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). Interested parties should make their own enquiries and obtain their own legal and financial advice. Should this property be scheduled for auction, the Vendor's Statement may be inspected at any Harris Real Estate office for 3 consecutive business days immediately preceding the auction and at the auction for 30 minutes before it starts. RLA | 226409