

25 Bailey Road, Two Wells, SA 5501



House For Sale

Tuesday, 21 May 2024

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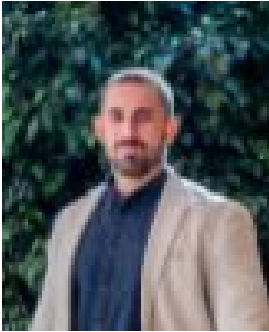
Bedrooms: 3

Bathrooms: 1

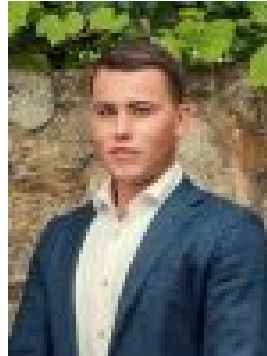
Parkings: 4

Area: 9995 m2

Type: House



Jamie Wood
0403592500



Connor Young
0402775599

Auction Online - Unless Sold Prior

Welcome to 25 Bailey Road, Two Wells! Located on 2.47 acres (approx.) with plenty of shedding and undercover shelters for animals, this property presents an exceptional opportunity for agriculture enthusiasts, investors, green thumbs or those with the passion for renovating to create their idyllic home. This 3 bedroom, 1 bathroom property provides a wonderful opportunity to create a home with all the necessities that meet your needs. The functional floor plan has adequate structure to utilise a spacious kitchen and dining area and the generous sized living area at the front of the property provides a space for relaxation and comfort for nights in with the family. With 2.47 acres of land and stables, you have a multitude of exciting opportunities for a farm, cropping, and potential subdivision (STCC). The opportunity to create multifunctional property that aligns with your interests and meet what your family needs is at your fingertips. With multiple shed spaces you have easy access to extra storage space and secure parking. Located in the charming upcoming town of Two Wells known for its tranquil atmosphere and close-knit community. The town offers a blend of country living with convenient access to the amenities of the city. Located 40 km from Adelaide CBD you are just a 35 minute commute via the Northern Expressway to all the urban facilities you could need. With new schools, restaurants, shopping centres and health care facilities being produced you are spoiled with resources in Two Wells. Features:

- Vibrant Wood detailing throughout the home setting a comfortable country feel
- Three good sized bedrooms all which have natural light filtering through their own windows and bedroom one boasting a built in robe
- Main bathroom features his & her sinks and toilet being separate with plenty of linen space in the laundry adjacent
- Oven, gas cooktop and ample storage space in the kitchen overlooking the dining room creating a wonderful space to potentially entertain
- Split system cooling and heating for year round comfort
- Indoor outdoor occasions could be catered for with access from the kitchen to the verandah area
- 2.47 acres (approx.) of land offering the opportunity for farming, potential future sub-development or agricultural investment. (STCC)
- Equine enthusiasts rejoice with the 2 stables and developed pony yard
- Animal enclosure, ideal for a chicken run
- Shed featuring two roller doors for ease of access and convenience and a tool shed for providing plenty of outdoor storage or workshop space

More info: Built - 1960 Land - 2.47 acres (approx.) House - 117sqm (approx.) Frontage - 70m (approx.) Zoned - RUL - Rural Living Council - ADELAIDE PLAINS Hot Water - Electric Gas - LPG This property will be going to Auction unless SOLD prior, to register your interest please phone Jamie Wood on 0403 592 500 or Connor Young on 0402 775 599. The safety of our clients, staff and the community is extremely important to us, so we have implemented strict hygiene policies at all of our properties. We welcome your enquiry and look forward to hearing from you. RLA 284373*Disclaimer: Neither the Agent nor the Vendor accept any liability for any error or omission in this advertisement. 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. Any prospective purchaser should not rely solely on 3rd party information providers to confirm the details of this property or land and are advised to enquire directly with the agent in order to review the certificate of title and local government details provided with the completed Form 1 vendor statement.