

**25 Third Avenue, Semaphore Park, SA 5019**



**Sold Residential Land**

Friday, 27 October 2023

**25 Third Avenue, Semaphore Park, SA 5019**

**Area: 295 m2**

**Type: Residential Land**



Rosemary Auricchio  
0883473666



Nick Carpinelli  
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**\$475,000**

Make the most of your personal timeline and grasp the chance to create your dream on this spacious 295sqm (approximately) Torrens Titled parcel of land. This isn't just any plot; it's a blank canvas for your coastal vision, granting you the freedom to shape the ideal, secure home at your own pace. Embrace the opportunity to design a home that perfectly aligns with your lifestyle, all without the pressure to start construction immediately. The existing house, which is set to be demolished, clears the way for a fresh start. \* 295m<sup>2</sup> (approx.) Torrens-Titled seaside allotment \* Freedom to choose your own builder \* 500m walk to beach \* No timeframe to build Semaphore Park is renowned for its beachside living, making it the ideal location to realize your dream. Enjoy the harmonious blend of coastal charm and modern amenities in this vibrant suburb. Take leisurely strolls along the sandy shoreline, savour the refreshing sea breeze, and explore the lively Semaphore Park precinct, brimming with local transport options, schools, parks, dining, and shopping opportunities. Get in touch with Rosemary Auricchio on 0418 656 386 or Nick Carpinelli on 0403 347 849 to find out more about the property. Disclaimer: 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. All land sizes quoted are an approximation only and at the purchasers discretion to confirm. All information contained herein is gathered from sources we consider to be reliable. However, we cannot guarantee or give any warranty about the information provided. Interested parties must solely rely on their own enquiries. RLA 175322