

26 Mavros Road, Elizabeth Downs, SA 5113

House For Sale

Thursday, 13 June 2024



26 Mavros Road, Elizabeth Downs, SA 5113

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Area: 901 m2

Type: House



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Auction On-Site Saturday 29th June 12:30PM

Seize the opportunity to create your dream home on a generous 901 m² lot, perfectly positioned opposite the beautiful Argana Parklands. This three-bedroom, one-bathroom home offers endless potential for renovation or development in an outstanding location. The existing home features a practical layout with generously sized bedrooms, a central dining area and an air-conditioned lounge that adjoins the kitchen. Step into the inviting living space warmed by a cosy fireplace, via a welcoming front verandah. The functional kitchen, with its ample bench and cupboard space, overlooks the sunny backyard and includes an electric stove. The bathroom is practical, with a shower-over-bath, sink, and separate toilet, complemented by an internal laundry room at the rear of the home. The fenced garden at the back is home to established grapefruit trees and offers plenty of space for further development, making it ideal for creating expansive entertainment areas or adding modern extensions. Off-street parking is abundant, with space for three cars in the gated driveway and a single-car garage, while additional garden sheds offer easy storage. This property stands out in an up-and-coming suburb, presenting exceptional value and an array of possibilities for homeowners and developers alike. The prime location ensures convenience, with all the shopping, dining, and entertainment options of Munno Para Shopping City and Elizabeth City Centre just a short drive away. Public transport and major roads are close by, offering a quick commute. Families will appreciate the proximity to Taparra Primary School within walking distance, and a variety of other nearby schools. The vibrant heart of Adelaide is just a forty-minute drive away, while local sporting parks and reserves provide ample recreational opportunities. Don't miss this rare chance to secure a property with immense potential in a sought-after location. Transform this house into your dream home or capitalize on the development opportunities it offers. Your future starts here!

Property Features:

- Three-bedroom and one-bathroom home
- The second bedroom has a built-in robe for easy storage
- Spacious lounge and dining room with a split system air conditioner and fireplace for comfort
- The kitchen has an electric stove and ample storage space
- The bathroom offers a combined shower/bathtub, and a separate toilet
- The laundry room leads to the backyard
- Curtains fitted in the lounge and bedrooms
- Floorboards throughout the home
- Spacious block with secure fencing and grapefruit trees
- Ample gated driveway parking
- Single car garage/shed in the backyard
- Two garden sheds for easy storage
- Ideal for renovation or development
- Generous 901 m² of land
- Opposite Elizabeth Oval and Argana Park
- Taparra Primary School is less than a minute away

Schools: The nearby unzoned primary schools are Taparra Primary School, Elizabeth Downs Primary School, Elizabeth Park Primary School, and Elizabeth North Primary School. The nearby zoned secondary school is Playford International College. The nearby unzoned secondary school is Kurna Plains School. Information about school zones is obtained from education.sa.gov.au. The buyer should verify its accuracy in an independent manner.

Auction Pricing - In a campaign of this nature, our clients have opted to not state a price guide to the public. To assist you, please reach out to receive the latest sales data or attend our next inspection where this will be readily available. During this campaign, we are unable to supply a guide or influence the market in terms of price.

Vendors Statement: The vendor's statement may be inspected at our office for 3 consecutive business days immediately preceding the auction; and at the auction for 30 minutes before it starts.

Norwood RLA 278530 Disclaimer: As much as we aimed to have all details represented within this advertisement be true and correct, it is the buyer/ purchaser's responsibility to complete the correct due diligence while viewing and purchasing the property throughout the active campaign.

Property Details: Council | Playford Zone | GN - General Neighbourhood \\ Land | 901sqm (Approx.) House | 141sqm (Approx.) Built | 1962 Council Rates | \$1,586.90pa Water | \$TBC pqESL | \$161.30pa