

**3 Felicity Road, Angle Vale, SA 5117**

RADELAIDE

**Sold Residential Land**

Wednesday, 27 September 2023

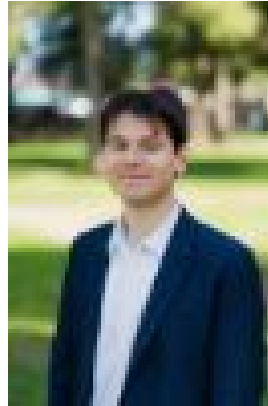
3 Felicity Road, Angle Vale, SA 5117

Area: 356 m2

Type: Residential Land



Baldeep Dang  
0881263878



Anthony Polverino  
0407991660

**\$240,000**

Here we have a fantastic Torrens Titled block available in the new and exciting Burgundy Estate. Providing a generous size of 356m<sup>2</sup> (approx.) of land to build on, with a wide frontage of 11.51m (approx.), this is the perfect opportunity to transform your dreams into reality. Burgundy Estate is designed for your modern lifestyle. It has beautiful streets and parklands that create a relaxed atmosphere, believing in good design to maintain a high standard across the estate. The best part is that everything you need, from schools to shopping, leisure, and medical services, is just a short stroll away. The estate is conveniently located near the Northern Expressway, making your commute easy. The best part about this land:- Torrens Titled- Titled & Ready to Build- Large 356m<sup>2</sup> of land (approx.) - Wide 11.51m<sup>2</sup> of frontage (approx.) - No Easements- Walking Distance to Public Transport- Potential to Build Double Storey (STCC)- Potential to Build Single Storey Double Garage Home (STCC) The masterplan of Burgundy gives you the freedom to create your dream home. It offers diversity, open spaces, and integrated parklands while prioritizing safety and tranquility. Burgundy Estate and Angle Vale offer the perfect blend for your ideal living experience. First home buyers – now is the time to act! Take advantage of the new Stamp Duty laws and save tens of thousands. This truly reflects amazing value! This is a very rare opportunity and is bound to sell quickly! So, get in quick! Choose your own builder or talk to us for our home and land package options today. For more information, call Baldeep Dang! While we have made every possible effort to ensure that the information provided is accurate, Radelaide Real Estate accepts no liability for any inaccuracies or exclusions (including but not limited to a property's land size, floor plans and size, overall condition). We recommend that if you are interested, to make your own inquiries and obtain your own legal advice where necessary. RLA: 319212