

3 Valiant Road, Port Willunga, SA 5173



House For Sale

Friday, 26 January 2024

3 Valiant Road, Port Willunga, SA 5173

Bedrooms: 3

Bathrooms: 1

Parkings: 2

Area: 870 m2

Type: House



David Hams

0883662230

\$449k - \$489k

Located on the outskirts of Port Willunga, this property is conveniently located close to a number of schooling options, close to shops and transport options and within walking distance to both the old Aldinga township precinct and to Port Willunga beach in the other direction. The home was built in 1970 and is in predominantly original condition throughout. There is a separate entrance via sliding glass doors that flows through to the casual meals/dining area that has slate flooring and is overlooked by the kitchen. There is a central living or lounge room that has a slow combustion heater and there are ceiling fans in both the lounge and meals areas. The 3 bedrooms are located down the hallway and all come with ceiling fans fitted, bedrooms 1 and 2 have built-in robes. There is a conventional bathroom a separate toilet and a separate laundry room that leads out to the rear patio. There is access out to the rear patio from the kitchen too. Out the back has a patio area that overlooks the large rear yard that is fully fenced. There are double gates at the side that lead through to a large 6m x 6m garage/workshop that has an additional storage area at the rear. There is a tool/garden shed also located in the back yard. This property is worth some serious consideration for 1st time buyers, investors, renovators and those looking to potentially develop subject to all necessary consents and approvals. The large 870m² (approx) allotment is free of any Easements and/or Encumbrances, so the potential here is huge. For any additional details or for any assistance, please make contact with David Hams on 0402204841 anytime... All floor plans, photos and text are for illustration purposes only and are not intended to be part of any contract. All measurements are approximate and details intended to be relied upon should be independently verified. (RLA 222182)