

35 Reid Avenue, Hectorville, SA 5073



House For Sale

Thursday, 8 February 2024

35 Reid Avenue, Hectorville, SA 5073

Bedrooms: 3

Bathrooms: 1

Parkings: 2

Area: 730 m2

Type: House



Nicholas Bucco

0431197972

Auction On-Site Saturday 2nd March 11:00AM (USP)

Introducing a compelling opportunity at 35 Reid Avenue, Hectorville. This conventional home, although ripe for knockdown, brims with potential and could provide the perfect canvas for investors or families with a vision. The three-bedroom home sits on a generous 730 square metre parcel, offering ample space for a new dwelling. With its generous size, imagine constructing a modern home or perhaps a dual-occupancy development (subject to council approval). The location of this property is second to none. This humble abode is in a neighbourhood that's conveniently close to a myriad of amenities. Pasta Deli is a mere 3-minute drive away, perfect for those weeknight takeaways or weekend coffee rendezvous. Similarly, moving a minute further down the road brings you to St Josephs School, making morning school runs a breeze. For those who relish retail therapy or need quick access to essential goods, Firlie Plaza is just a four-minute drive away. And let's not forget about the city-goers. A convenient 20-minute drive will land you in the heart of Adelaide's bustling city centre, filled with a plethora of restaurants, shops and cultural hotspots. All in all, 35 Reid Avenue presents an incredible opportunity for those with a keen eye for potential and the desire to build something truly remarkable in the heart of Hectorville. Don't let this chance pass you by. Call Nicholas Bucco on 0431 197 972 to find out more. The vendor's statement may be inspected at 129 Commercial Rd, Port Adelaide for 3 consecutive business days prior to the auction and at the auction for 30 minutes before commencement.* Price Guide - The property is being offered by way of public auction. No price guide will be given under the vendors instruction, however recent sales data will be provided upon request via email and at the open inspections *Specifications: CT / 5645/959 Council / City of Campbelltown Zoning / General Neighbourhood Land / 730m² (Approx.) Frontage / 17.4m (Approx.) Council Rates / \$519 PQSA Water / \$198.54 PQ