

**398 Mount Barker Road, Bridgewater, SA 5155**



**Sold House**

Tuesday, 26 September 2023

398 Mount Barker Road, Bridgewater, SA 5155

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 7**

**Area: 507 m2**

**Type: House**



Reece Pilgrim

0437776409

**\$635,000**

Primely positioned right in the heart of the picturesque Bridgewater town centre, this incredible property Adjacent to the Village Shopping Centre & Coles, only one minute away from the famous Bridgewater Mill & restaurant. Currently disposed as a shop and dwelling, with the dwelling previously being used as a successful Airbnb business and awarded a "Superhost" status from Airbnb with the commercial office/shop being used for consulting rooms. Sitting on two community titles and spread over a total area of 507sqm\*. The property enjoys the Township Activity Centre Zoning allowing flexible commercial or residential usage (STNC). Key property features - Airbnb "Superhost" status - Total building area of 171sqm\* - Zoned "Township Activity Centre (TAC)" - Land Use "Shop & Dwelling" - Commercial or residential opportunity - Sitting on two community titles - Access to 7 carparks\* - 5 minute walk to Bridgewater Inn -

Public transport at doorstep For further information contact Matt Lazarus on 0430 745 100 or Reece Pilgrim on 0437 776 409\* None of the Sophon Realty Pty Ltd & Sophon Group Pty Ltd Trading As Ray White Norwood, nor any of their respective officers, employees or consultants ("we, us") make any representation, warranty or guarantee, that the Information, whether or not in writing, is complete, accurate or balanced. Some information has been obtained from third parties and has not been independently verified. Accordingly, no warranty, representation or undertaking, whether express or implied, is made and no responsibility is accepted by us as to the accuracy of any part of this, or any further information supplied by or on our behalf, whether orally or in writing. 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.