

46 Downer Drive, Virginia, SA 5120



House For Sale

Wednesday, 8 May 2024

46 Downer Drive, Virginia, SA 5120

Bedrooms: 3

Bathrooms: 1

Parkings: 7

Area: 1 m2

Type: House



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AUCTION ON SITE!

Seeking the ideal balance of home comfort and horticultural opportunity? Your search ends here with this exceptional property tucked away in a serene cul-de-sac in Virginia. Situated on a sprawling 4.49-acre approx. farm block, boasting a charming transportable homestead as its centrepiece. Perfectly tailored for farmers with aspirations to launch or expand their enterprises, the property boasts 6 fully operational plastic greenhouses and a strategically positioned dam for irrigation purposes. Complementing the inviting 3 bedroom, 1 bathroom transportable home is a spacious shed/workshop, 2 large carports, ample storage space and 3 rainwater tanks, ensuring convenience and functionality. The Virginia plains are home to a premium horticultural region that capitalises on good soils, good climate and existing access to a number of water sources. This remarkable opportunity to secure a horticulturally designated property with ample land in a prime position for cultivating your own crops is not one to be missed.

Property Features: - 4.49 Acres approx. of land - Portable house - Open plan living/dining - 3 bedrooms with BIR's - Bathroom with separate toilet - Expansive storage shed/workshop - 2 carports - 3 rainwater tanks - 6 plastic shade greenhouses, 2 are currently growing cucumbers - Irrigation dam

Located on the northern outskirts of Adelaide, Virginia stands as a prime location for farming ventures. Its close proximity to major roads like the Northern Expressway ensures easy access to both urban amenities and rural landscapes within minutes. This strategic advantage facilitates efficient transportation of agricultural products and allows farmers to enjoy the best of both worlds. To place an offer on this property, please complete this Letter of Offer form <https://forms.gle/2P3oovTaZZ7VdYjS6>

Disclaimer: Neither the Agent nor the Vendor accepts any liability for any error or omission in this advertisement. Any prospective purchaser should not rely solely on 3rd party information providers to confirm the details of this property or land and is advised to enquire directly with the agent to review the certificate of title and local government details provided with the completed Form 1 vendor statement. ***Regarding price. The property is being offered to the market by way of Auction, unless sold prior. At this stage, the vendors are not releasing a price guide to the market. The agent is not able to guide or influence the market in terms of price instead providing recent sales data for the area which is available upon request via email or at the open inspection****The vendor statement may be inspected at 129 Port Road, Queenstown for 3 consecutive days preceding the auction and at the auction for 30 minutes before it starts."