

**6 Vale Avenue, Holden Hill, SA 5088**

**WEEKS+MACKLIN**

**House For Sale**

Monday, 22 January 2024

6 Vale Avenue, Holden Hill, SA 5088

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Area: 1000 m2**

**Type: House**



Max de Meyrick  
0400745196

## **Auction Onsite 10/2 @ 10am**

Auction onsite 10/2 @ 10am Land ahoy! 6 Vale Avenue is the ideal development site, renovators delight or solid investment being situated in a booming location so close to all amenities. Boasting a solid home which would respond very well to cosmetic improvements, you have a multitude of options to either develop (STCC) or retain as an investment/home to reside. Features: \* 3 spacious bedrooms \* Functional kitchen & bathrooms \* High ceilings \* Wall unit air conditioning \* Huge garage/workshop \* Garden shed \* Rear verandah and carport \* No easements \* Booming location \* 16.41m frontage x 60.96m depth (approx) rectangular allotment A rare opportunity to acquire an allotment of this size so be quick! Council/ Tea Tree Gully Built /1969 Land size/ 1000sqm approx Home size/ 94sqm approx Council/ \$1707pa approx Water supply/ \$74.2pq Sewer/ \$82.89pq