

**60 Barnes Avenue, Marleston, SA 5033**

**HARRIS**

**Sold House**

Thursday, 21 September 2023

60 Barnes Avenue, Marleston, SA 5033

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Area: 739 m2**

**Type: House**



Mandy Edwards  
0409650515

**\$710,000**

This spacious property is a real gem for those seeking a comfortable and convenient living environment. Situated on a large block of over 730 square meters, it offers ample space for various possibilities. Its prime location near the city and the popular Glenelg area makes it an attractive option for those who want easy access to both urban amenities and the stunning coastal attractions of Glenelg Beach. One of the notable features of this property is its proximity to several primary schools, including Richmond, Cowandilla, and Plympton, making it an ideal choice for families with young children. The abundance of shedding and storage space ensures that you'll have room for all your belongings, hobbies, or even the potential for a workshop. This much-loved home is ready for new owners to bring their unique vision and plans to life. Whether you're looking for a family home with room to grow, a place to create your dream garden oasis, or an investment opportunity in a sought-after location, this property has the potential to fulfill your desires. Don't miss out on the chance to make this property your own and enjoy the convenience and comfort it offers.

Specifications: CT / 5646/957 Council / West Torrens Zoning / HDN Built / 1952 Land / 739m<sup>2</sup> Frontage / 16.46m Council Rates / \$1,506.65pa Emergency Services Levy / \$161.85pa SA Water / \$187.79pq Estimated rental assessment: \$450 - \$480 p/w (Written rental assessment can be provided upon request) Nearby Schools / Richmond P.S, Plympton P.S, Cowandilla P.S, Plympton International College

Disclaimer: All information provided has been obtained from sources we believe to be accurate, however, we cannot guarantee the information is accurate and we accept no liability for any errors or omissions (including but not limited to a property's land size, floor plans and size, building age and condition). Interested parties should make their own enquiries and obtain their own legal and financial advice. Should this property be scheduled for auction, the Vendor's Statement may be inspected at any Harris Real Estate office for 3 consecutive business days immediately preceding the auction and at the auction for 30 minutes before it starts. RLA | 226409