

**73 Charles Sturt Avenue, Grange, SA 5022**

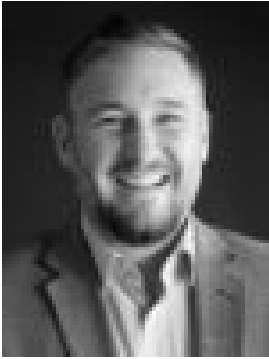
**Residential Land For Sale**

Monday, 3 June 2024

73 Charles Sturt Avenue, Grange, SA 5022

Area: 502 m2

Type: Residential Land



Laz Ouslinis  
0423623335



Jonathan Manocchio  
0410648378

## Contact Agent

Imagine kickstarting your day with a brisk stroll along the beach or a refreshing dip in the ocean at dawn. Or, picture winding down in the evening with a leisurely sunset walk on the sandy shores. Nestled in the heart of Grange, we present an extraordinary opportunity. This expansive 502sqm (approx.) corner allotment awaits, ready to transform your dream home into reality (stcc). Located in a coveted beachside locale, relish in a coastal lifestyle year-round. Nearby, the esteemed Grange Golf Club, sailing club, lawn bowls club, and the renowned Grange Jetty Café offer endless weekend enjoyment. Convenience is key with a short stroll to popular cafes, eateries, shops, local reserves, and recreational facilities. Plus, the Grange railway station is just a 5-minute walk away, ensuring effortless commuting. Families will appreciate the close proximity to excellent schools, including Grange Primary School (zoned) a mere 5-minute walk away. With local bus stops nearby, this location earns top marks for accessibility. Don't miss out on this prime land opportunity! Get in touch today! Council rates / approx \$TBA p.a. SA water / approx \$TBA p.q. ES levy / approx \$TBA p.a. LET'S TALK RLA 267639 Disclaimer: We have in preparing this content used our best endeavours to ensure that the information contained is true and accurate but accept no responsibility and disclaim all liability in respect to any errors, omissions, inaccuracies, or misstatements in this property listing. Prospective purchasers should make their own enquiries to verify the information contained in this property listing. All measurements are approximate, and homebuyers are encouraged to undertake due diligence before a property purchase by independently verifying this content.