

74 Cresdee Road, Campbelltown, SA 5074



House For Sale

Thursday, 16 November 2023

74 Cresdee Road, Campbelltown, SA 5074

Bedrooms: 3

Bathrooms: 1

Parkings: 3

Area: 784 m2

Type: House



Frank Carlesso
0403188510



Amber Roantree
0401011475

Auction On-Site Sunday 10th December 12:00PM

This sturdy solid brick classic has had the same owners since 1966, but now it's time for a new beginning and to realise the untapped potential this property has to offer. The home is perfectly perched on a brilliant, north-facing, rectangular allotment of around 784m² with a very healthy 19.8m frontage. It's an opportunity to rejuvenate and extend or simply start again - great as a first home with loads of potential to add value or as a development opportunity (STCC). You'll love the location, being situated in one of Adelaide's fastest moving suburbs with easy access to amazing shopping hubs, good schools and public transport, plus commutes to the CBD are a breeze too - only 9kms away. Comprising of a formal entrance, a separate gas heated lounge and a separate kitchen/meals area. The kitchen has had an 80's upgrade so there is plenty of bench and storage space and the meals area includes cafe style table and seating. 3 good sized bedrooms are provided, master and bedroom 2 with built-in, mirrored robes and the bathroom is well appointed and very tidy. Moving outdoors, the rear verandah caters for outdoor entertaining and the extra large carport provides drive through access to a handy workshop and tool shed with a work pit. Extra features include roller shutters for peace of mind, solar panels and ducted air-conditioning.

Auction Pricing - In a campaign of this nature, our clients have opted to not state a price guide to the public. To assist you, please reach out to receive the latest sales data or attend our next inspection where this will be readily available. During this campaign, we are unable to supply a guide or influence the market in terms of price.

Vendors Statement: The vendor's statement may be inspected at our office for 3 consecutive business days immediately preceding the auction; and at the auction for 30 minutes before it starts.

RLA 322799 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.

Property Details: Council | CAMPBELLTOWN CITY COUNCIL Zone | General Neighbourhood Land | 748.9sqm (Approx.) House | TBCsqm (Approx.) Built | TBC Council Rates | \$TBC pa Water | \$TBC pa ESL | \$TBC pa