

**8 Centre Parade, Enfield, SA 5085**



**Residential Land For Sale**

Saturday, 11 May 2024

8 Centre Parade, Enfield, SA 5085

Area: 1159 m2

Type: Residential Land



Mark Tettis  
0433139892



Mario Bonomi  
0412080993

## Contact Agent

LJ Hooker Commercial Adelaide is proud to present to the market 8 Centre Parade, Enfield for sale by Public Auction. The property offers an exciting opportunity to acquire an established community hall in this prime inner northern and well regarded suburb of Enfield known some 9 km\* north of the Adelaide CBD. The property features the following key characteristics:-Function hall space-Walk in, walk out basis-Storage shedding-Ample onsite car parking of up to 15 cars\*-Quiet side street position-Provisions for a commercial kitchen and bar available-Suitable for a range of uses including, but not limited to, child care, community centre, place of worship or further development (STCC)- Fully fenced site- No stamp duty applicable-Zoned Suburban Activity Centre- Offered with vacant possession-Gross Building Area 257 sqm\*-Land Area 1,159 sqm\*Open for Inspection: Tuesday, 14th May 2024 at 12:00pm – 12:30pmTuesday, 21st May 2024 at 12:00pm – 12:30pmFriday, 31st May 2024 at 11:30pm – 12:00pm (with the auction to follow)FOR SALE BY PUBLIC AUCTION FRIDAY 31st May 2024 AT 12:00 P.M. ONSITE.For further information contact Mark Tettis 0433 139 892 or Mario Bonomi 0412 080 993\*Approximate\*\* 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 advice.Should this property be scheduled for auction, the Vendor's Statement (Form 1) will be available at the LJ Hooker St Peters office for 3 consecutive business days immediately preceding the auction and at the auction for 30 minutes before it starts.RLA 61345 RLA 282965 RLA 231015