

91 Collingbourne Drive, Elizabeth Vale, SA 5112



Sold House

Tuesday, 21 May 2024

91 Collingbourne Drive, Elizabeth Vale, SA 5112

Bedrooms: 3

Bathrooms: 1

Parkings: 4

Area: 860 m2

Type: House



Krish Gajera
0425132642



Sarb Singh
0484540444

\$540,000

Welcome to a remarkable opportunity presented by Krish Gajera from eXp Realty, one of South Australia's top 10 agents in 2023 and 2024. This solid brick home, built in 1964, stands proudly on a substantial 860m² (Approx) block with an impressive 27-meter frontage. Located just a 3-minute drive from Lyell McEwin Hospital and within walking distance to schools and shops, this property promises convenience, comfort, and a wealth of potential for a variety of buyers. As you step inside, you'll be greeted by a spacious L-shaped lounge, perfect for family gatherings and entertaining guests. The kitchen, equipped with gas cooking, is the heart of the home, offering a functional and inviting space for culinary adventures. All bedrooms are fitted with built-in robes, ensuring ample storage and a clutter-free environment. The expansive backyard is a standout feature, providing endless possibilities for outdoor activities, gardening, or even future development. Property is currently under fixed term lease until 1/08/24

Features:- Solid Brick Construction-Built in 1964, this home boasts the enduring quality of solid brick, ensuring durability and timeless appeal.-Huge Land Size: Approximately 860m² (Approx) block with a generous 27-meter frontage, offering ample space for various possibilities.-Prime Location: Only a 3-minute drive to Lyell McEwin Hospital.-Walking distance to local schools, making it convenient for families.-Close proximity to shops for everyday essentials and more.- Spacious L-Shape Lounge: Perfect for relaxing and entertaining.- Plenty of natural light, creating a warm and inviting atmosphere.- Functional Kitchen -Equipped with gas cooking for efficient meal preparation.Plenty of storage and counter space.- Comfortable Bedrooms: All bedrooms feature built-in robes, providing ample storage.- Well-sized rooms, perfect for families.- Expansive Backyard: Large, versatile space for outdoor activities.Ideal for gardening enthusiasts or those looking to add personal touches.Potential for future development, making it a valuable investment.- Additional Features:-Garden shed for extra storage.-Well-maintained property, ready to move in or rent out.

This property is a fantastic opportunity for first home buyers, investors, and developers alike. For first home buyers, it offers a solid, well-maintained home in a prime location with room to grow. Investors will appreciate the strong rental potential given its proximity to Lyell McEwin Hospital, schools, and shops. Developers can take advantage of the expansive land size and substantial frontage for future projects. Don't miss out on this exceptional property that combines location, space, and potential. Contact Krish Gajera from eXp Realty today to arrange a viewing and secure your slice of opportunity in this thriving neighborhood. Proudly presented by team Krish gajera, eXp sa, the fastest growing real estate company in the world with 90,000 agents in 24 countries and growing daily. At eXp we give you MORE. more service, more value, more team work and this is how we have become the # 1 agency in SA in 3 short years. Thinking of selling your current property? make sure you call Krish Gajera if you want to save THOUSANDS in fees and put more money in your pocket. If You Would like to Submit an Offer, Please Use this link <https://bit.ly/3r3UfDs> If you would like to find out How Much Your House worth, Please click this link <https://bit.ly/3WPbomy>

Year built: 1964 Land size: 860sqm (approx.) Dwelling size: 146 sqm (approx.) Council Rate: \$1200/Annually Water rate: 200/Quarter Emergency levy: \$120/Year Council: Playford Zone: General Neighborhood Title: Community title RLA 300 185/ RLA 313 008 Disclaimer: The information contained in this website has been prepared by eXp Australia Pty Ltd ("the Company") and/or an agent of the Company. The Company has used its best efforts to verify, and ensure the accuracy of, the information contained herein. The Company accepts no responsibility or liability for any errors, inaccuracies, omissions, or mistakes present in this website. Prospective buyers are advised to conduct their own investigations and make the relevant enquiries required to verify the information contained in this website.