

**Corner Medlow Road and Main North Road,  
Blakeview, SA 5114**



**Sold House**

Saturday, 2 September 2023

Corner Medlow Road and Main North Road, Blakeview, SA 5114

**Bedrooms: 6**

**Bathrooms: 3**

**Parkings: 6**

**Area: 6047 m2**

**Type: House**



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**\$1,730,000**

Auction Location: Onsite Opportunities like this are few and far between! Offering endless possibilities with 6,047sqm (approx.) spread across two Torrens Titles with a large 84.55m approximate street frontage to the arterial Main North Road, this is the perfect opportunity for the most astute investor. With unparalleled visibility and exposure to passing vehicle traffic of 34,300 per day, this is an extremely rare opportunity for a major development adjacent Blakes Crossing Estate. Currently zoned MPN - Master Planned Neighbourhood \EAC - Emerging Activity Centre, this site provides potential for several different ventures. The property currently offers two dwellings on a large scale allotment - 2 Medlow Road consists of 3-bedrooms and 2 bathrooms and 124 Main North Road consists of 3 bedrooms and 1.5 bathroom. Excitingly, the two dwellings would add great value to an investment portfolio with a fantastic potential rental yield in this high demand location. For a current rental estimate, please contact agent. Features of 2 Medlow Road include: \* Built in 2004 and offering 175sqm of living \* Master bedroom with ensuite and walk-in robe \* Bedrooms 2 and 3 with built-in robes and roller shutters to windows \* Formal Lounge with feature bay window and formal dining room \* Open plan kitchen, meals and family room \* Kitchen overlooks the expansive entertaining area \* 3 Way centrally located bathroom \* Ducted evaporative cooling \* The property is connected to main gas from Medlow Road and bio cycle septic system \* 7,200 litre rainwater storage plumbed to laundry and irrigation \* 6.6kW solar panels \* 2 Door Garage/Workshop measuring 12m x 6m Features of 124 Main North Road: \* Ideally positioned and set right back from Main North Road \* Solid brick 3-bedroom home built in 1970 \* Front formal lounge and open plan kitchen and meals area \* Centrally located bathroom \* Laundry with the added bonus of second toilet \* Air conditioning and gas heating \* Ample off-street parking \* Multiple sheds \* 4 car undercover carport area \* Septic tank Blakeview stands out for several unique features that set it apart from other suburbs in South Australia. One of its notable features is its proximity to the stunning Gawler Ranges and Barossa Valley wine region, offering residents easy access to outdoor activities and world-class wineries. The suburb also boasts a well-planned layout with green spaces, parks, and recreational facilities, fostering a family-friendly environment. Its well-connected transportation network and nearby shopping centres contribute to its convenience. 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 either of our two LJ Hooker Property Specialists Real Estate offices for 3 consecutive business days immediately preceding the auction and at the auction for 30 minutes before it starts. RLA 305453