

31 & 33 Bagot Road, Elizabeth South, SA 5112



House For Sale

Monday, 1 July 2024

31 & 33 Bagot Road, Elizabeth South, SA 5112

Bedrooms: 6

Bathrooms: 2

Parkings: 2

Type: House



Maigen Norman
0418557597

\$420,000 - \$440,000 Each

Unlock the financial potential of this prime real estate offering. This opportunity allows the investor to purchase both properties on separate titles and on a desirable corner allotment with a combined land size of 1360m² approx. Subject to council approval, the possibilities for maximising returns are significant. Alternatively, you can purchase one of the dwellings allowing you to enter the property market as a first home owner & secure your first home - the option is yours! Situated in the heart of Elizabeth South, this location offers a close proximity to major shopping centres like Elizabeth City Centre, where a wide range of retail stores, supermarkets, and dining options are available. The suburb's excellent transport links, including frequent bus services and a nearby train station, ensure seamless connectivity to Adelaide and surrounding areas. Additionally, the suburb's strategic position within a developing region presents significant growth potential, making it an attractive choice for those looking to invest in a thriving community.

Dwelling 1 - * 3 Generous size bedrooms.* Open plan kitchen, meals and dining area. * Kitchen complete with electric stove top, ample bench space and cabinetry.* Split system air conditioning. * Drive through access to the rear yard.* Rainwater tank.* Established garden. CT/ 6030/150 Land size / 676m² (approx.) Internal living / 94m² Year Built / 1961 Current rental / \$340 per week until 16th of April 2025

Dwelling 2 - * 3 Generous size bedrooms.* Open plan kitchen, meals and dining area. * Kitchen complete with ample bench space and cabinetry.* Split system air conditioning. * Drive through access to the rear yard.* Rainwater tank.* Established garden. CT/ 6030/151 Land size / 684m² (approx.) Internal living / 94m² Year Built / 1961 Current rental / \$320 per week until 30th January 2025

For further enquiries, please contact Maigen Norman on 0418 557 597. 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