

Lot 101 Commercial Road, Port Augusta, SA 5700

HARRIS

House For Sale

Saturday, 29 June 2024

Lot 101 Commercial Road, Port Augusta, SA 5700

Bedrooms: 7

Bathrooms: 1

Area: 7150 m2

Type: House



Craig Costello
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Expression of Interest

Expressions of Interest closing 9th of August 2024 at 5pm Step into history and envision the future with this extraordinary property- the historic Port Augusta Railway Station built in 1873. Nestled on a substantial 7,150sqm allotment which is this heritage-listed gem offers a rare opportunity for redevelopment while preserving its timeless charm. Built in the late 19th century, the Port Augusta Railway Station stands as a testament to the golden age of rail travel. Its elegant architecture and classic design elements evoke a sense of nostalgia, making it a beloved landmark in the community. This heritage-listed site not only captures the essence of a bygone era but also promises to be a focal point for future endeavours. The Building offers the new owners with a range of options as it includes ten rooms with one having a small kitchenette. There is no denying the property is in need of a substantial renovation/extension but there lies the opportunity with this property to shape it's future for the next century. Having an allotment of over 7000sqm also assists with the range of options that your imagination can cater for. The expansive 7,150sqm area provides ample space for creative and ambitious projects, limited only by your imagination and relevant council consents and approvals. Port Augusta is more than just a picturesque location; it's a burgeoning economic hotspot. The Upper Spencer Gulf Region is currently experiencing significant growth and development, with a host of major projects underway. These initiatives, including renewable energy ventures, infrastructure improvements, and industrial expansions, are driving economic prosperity and creating a dynamic environment for businesses to thrive. Why Invest in Port Augusta? Strategic Location: Port Augusta serves as a gateway to the vast Outback, making it a key logistical and transport hub. Economic Growth: The region's development projects are set to boost local commerce and attract a steady flow of visitors and professionals. Heritage Appeal: The railway station's historic allure provides a unique selling point, attracting tourists and history enthusiasts alike. Community Support: Port Augusta is known for its strong community spirit and support for local businesses. This is your chance to own a piece of Port Augusta's history and play a pivotal role in shaping its future. The old railway station is not just a property; it's a canvas for visionary developers and investors. Whether you're looking to create a central masterpiece or a cultural landmark, this site offers the perfect foundation. Don't miss out on this rare opportunity. Contact Craig Costello today of Harris Real Estate on 0448 212 066 to explore the endless possibilities that await at the historic Port Augusta Railway Station. Your investment could be the next chapter in this storied location's rich narrative Specifications: CR / 6272/945 Council / Port Augusta Zoning / SAC Built / 1873 Land / 7150m² (approx) Frontage / 44.34m Estimated rental assessment / Written rental assessment can be provided upon request Nearby Schools / Carlon School, Willsden P.S, Augusta Park P.S, Flinders View P.S, Port Augusta Secondary School, Quorn Area School, Booleroo Centre District School, Whyalla Secondary College Disclaimer: 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 any Harris Real Estate office for 3 consecutive business days immediately preceding the auction and at the auction for 30 minutes before it starts. RLA | 226409