

**1/7 Gameau Road, Paradise, SA, 5075**

**Land For Sale**

Saturday, 10 August 2024

1/7 Gameau Road, Paradise, SA, 5075

Type: Land



Jimmy Wu



Jackson Pinchbeck

## **Build Your Dream Here!**

Prime opportunity to secure this proposed allotment of 419sqm (approximately) with a 11m (approximate) frontage in the popular suburb of Paradise! Providing the perfect opportunity to create your dream home or capitalise on investment potential in a thriving area.

Take advantage of the First Home Owner's Grants including the newly announced No Stamp Duty! (Subject to terms and conditions).

Within walking distance to the picturesque River Torrens Linear Park Trail, an abundance of reserves including playgrounds for the kids to enjoy and only a 3-minute walk to the O'Bahn at Paradise Interchange making the commute to the city a breeze.

Only minutes away from local Newton Central Shopping Centre and a variety of schools including Paradise Primary and Charles Campbell College. Additionally just 11.3km (approximate) to the Adelaide CBD and 6.3km (approximate) all of the shopping and entertainment options that Tea Tree Plaza has to offer.

Note: This Proposed Plan of Land Division is being offered subject to all Council and government consents and subject to the deposit of the plan of land division and at this time may or may not be approved and/or may be awaiting approval and/or conditions to be satisfied, therefore please refer to the agent and/or the vendor and/or council in relation to the status of this proposed land development and/or make your own investigations to satisfy your enquiries. This is a Land Sale and the buyer will settle on Land only at settlement. For these and all other enquiries in relation to this proposed land offering and/or how it is being offered, then please refer to the agent and or vendor for further clarification.

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