

**12 Heron Court, American River, SA 5221**



**Sold Residential Land**

Saturday, 29 June 2024

12 Heron Court, American River, SA 5221

Area: 2186 m2

Type: Residential Land



Jemma Turner

0883662230

**\$135,000**

Please contact Jemma Turner from Magain Real Estate for all your property advice. Discover the unparalleled opportunity awaiting you at 12 Heron Court, American River – a vacant parcel of land nestled on a sprawling 2186m<sup>2</sup> allotment on the captivating Kangaroo Island. This exceptional property, situated at the end of a tranquil cul-de-sac, offers a rare chance to create your dream residence in a serene and picturesque setting. Enjoy the luxury of space on this expansive allotment, providing a canvas for your vision and creativity. The location ensures a peaceful lifestyle, surrounded by the beauty of nature and the distinctive charm of Kangaroo Island. As the land rests at the end of a quiet cul-de-sac, you'll relish the privacy and seclusion that this unique location provides. Marvel at the panoramic views that stretch across the landscape, with a captivating vantage point overlooking the American River estuary. This prime position allows you to immerse yourself in the tranquility of the surroundings while appreciating the ever-changing vistas. Adding to the allure, power is readily available on the property, streamlining the process of establishing utilities for your residence. Whether you envision a tranquil retreat or a stunning family home, the blank canvas of 12 Heron Court invites you to bring your architectural dreams to life. Embrace the opportunity to build a haven surrounded by nature's beauty, creating a residence that perfectly complements the unique allure of Kangaroo Island. Don't miss your chance to claim this remarkable piece of land and embark on a journey of country living on one of South Australia's most enchanting islands. Disclaimer: All floor plans, photos and text are for illustration purposes only and are not intended to be part of any contract. All measurements are approximate and details intended to be relied upon should be independently verified. RLA 222182 Magain Real Estate: Seaford