

Berth 43 (lot 48) Pelican Drive, Mannum, SA 5238

partners

Residential Land For Sale

Saturday, 29 June 2024

Berth 43 (lot 48) Pelican Drive, Mannum, SA 5238

Area: 390 m2

Type: Residential Land



Peter Wright
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\$85,000

Available NOW On offer is an extremely well-placed full-size berth allowing the lovely River lifestyle within a private, secure residential Marina on the outskirts of the Mannum township. Gated and secure, Berth 43 (Lot 48) is situated on Pelican Drive in the heart of Mannum Waters Marina - this block is tucked nicely away along the first stretch and not far from the security gate saving time and effort, and is a full-size 10m x 39m meaning ample space for a large watercraft or houseboat. The berth offers freedom, convenience and luxury of owning your own berth with easy, direct access back onto the River Murray. Equipped with mooring and tie-up poles, waste disposal services, water and power. Bitumen road access, and extra parking space to the other side of the road. Perfect for permanent or part-time residential mooring, you can also include your berth in the rental pool to secure a healthy income stream which will help to offset the costs of owning your own riverfront mooring, or rent privately perhaps. Purpose built to reduce the impact and erosion caused by permanent moorings on the river itself, Mannum Waters Private Marina comprises of over 150 total berths, is gated and secure for peace of mind and benefits from being managed by a Community Corporation. Ongoing development plans include a future boat ramp, boat fuelling and maintenance areas, walking and cycle trails and recreational facilities such as a café, restaurant and general store. Mannum Waters is just an hour's drive from Adelaide, just 5 km from the Mannum township where you can enjoy all the fantastic facilities including supermarkets, hotels, restaurants, clubs, lawn bowls, skate park, oval, leisure centre, swimming pool and the local golf course. This is a great opportunity to purchase an ideally located full-size berth in the Marina.