



KLEMZIG 23 William Road

\$495,000 - SOLD

PEACEFUL LOCATION IN QUIET STREET

3 Bed | 1 Bath | 3 Car

Property Web ID: 14035148854

~ Auction: Saturday 24th October @ 1.00pm ~

This secure and solid brick, terra cotta tiled roof residence is in original condition with a 21.31m (approx.) frontage, with a total site area of 581sqm (approx.)

Comprising:

- * Three bedrooms, two with built-in robes
- * Open plan family/meals with the warmth of timber flooring and rustic colour schemes
- * Spacious living room and dining/study
- * Original kitchen featuring a new stove
- * Terrazzo bathroom and separate toilet
- * Enclosed tiled front courtyard/patio with abundant light and an easy functional flow from the living areas
- * Parking for three vehicles + workshop + studio
- * Garden sheds
- * Carport with panel lift door
- * Ducted evaporative air conditioning
- * Water wise garden with flowering natives which attract beautiful birdlife

Make sure to add this property to your inspection list, it's a great opportunity for a variety of purchasers in this very appealing residential location, approximately 9kms from the CBD and within close proximity to schools, the O'Bahn busway (Klemzig interchange), shopping facilities and the Linear Park walking trail.

** The health and wellbeing of our clients, the community and our team is extremely important to us. Whilst we encourage people to continue property viewings, in the current circumstances surrounding COVID-19 we ask that you respect others' health. If you or others that you may have been in contact with, have returned from any interstate or overseas destination within the last 14 days or you are displaying any flu like symptoms please do not attend property viewings. **



Council: City of Port Adelaide Enfield
Council Rates: \$1,193.40 per annum
SA Water: \$164.79 per quarter
ESL: \$134.95 per annum
Land Size: 581sqm (21.31m approx. frontage)
Year Built: 1964
Zoning: Residential East Policy Area 64

Auction:

Saturday 24 October, 1:00 PM



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