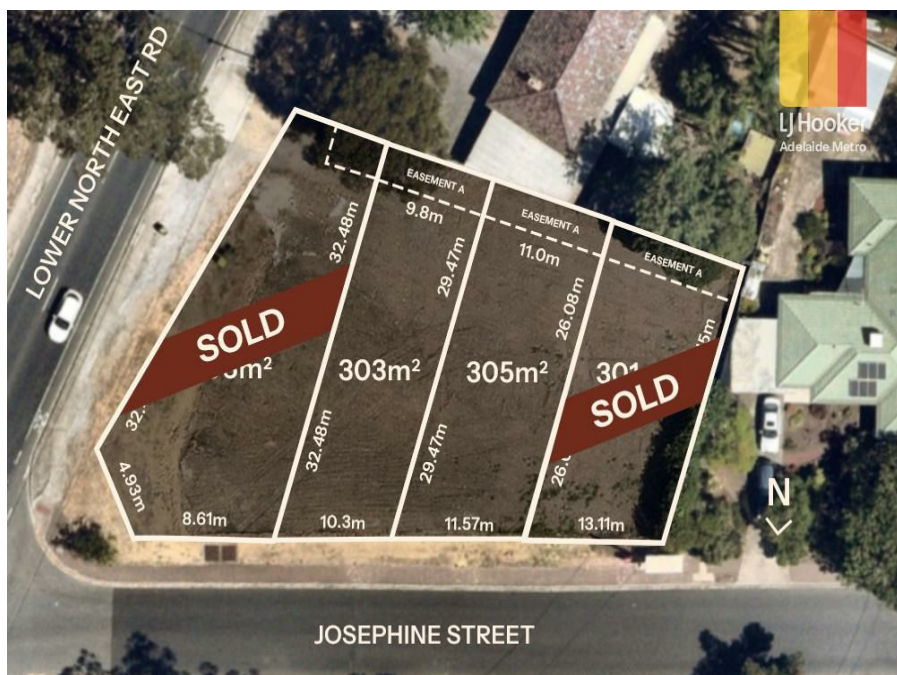


**Lot 12 & 1/1169-1171 Lower North East Rd, Highbury, SA
5089****\$540,000 - \$570,000**

Residential Land



Rare Land Opportunity in Beautiful Highbury

Positioned in one of Highbury's tightly held pockets, this is a rare opportunity to secure a premium parcel of land in a beautiful, well established street setting. Offering the choice between an impressive 11.57 metre frontage on approximately 305sqm or a 10.3 metre frontage on approximately 303sqm, these allotments provide the flexibility to design and build a home that perfectly suits your lifestyle.

Land of this size and quality is increasingly scarce in Highbury, making this an exceptional opportunity for families, first home buyers or downsizers looking to create something truly special. With generous frontages, you have the freedom to design a striking facade, maximise internal space and incorporate all the modern features you've been dreaming of.

Enjoy the convenience of a bus stop just moments away, providing easy access to surrounding suburbs and the CBD, while Tea Tree Plaza Shopping Centre is close by for all your retail, dining and entertainment needs. Surrounded by quality homes in a peaceful street, this is the ideal setting to build your dream home in a location that continues to grow in popularity.

Secure your slice of Highbury and bring your vision to life in an area where opportunities like this are few and far between.

Purchasing this property as an investment? Talk with Kirsty Clark from our PM team and see why our Property Management department is #1 amongst all the LJ Hooker offices Worldwide.

**** 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 advice.**

RLA 61345 RLA 282965 RLA 231015

Listed By

Charles Parletta

Phone: (08) 8336 3899

Mobile: 0412 825 186

George De Vizio

Phone: (08) 8336 3899

Mobile: 0412 392 158



Listing Number: 3525367