

Lot 52 Pelican Pde, Morgan, SA 5320**Sold - 25/02/2021**House 1  1  3 **Riverfront Property waiting for you.....**

If you are looking to create your own long-lasting family memories at your very own riverfront property, well look no more. Marschall First National are proud to present a Riverfront property with basic structure located in the sought-after Pelican Point area.

Your new holiday home is to be sited in the middle of the block with large area to the river which can house many tents, caravans or just give the kids plenty of room to burn off lunch before getting back in the water.

9m x 6m Olympic Industries shed erected and is waiting to store the boat and other water toys under cover to save towing up every weekend.

Current owners have spent in excess of \$60,000- on improving the property including a fully automated watering system with pop-up sprinklers to maintain the 1500m² of roll-out Emerald Kikuyu lawn.

Property is connected to STEDS so if you wish to upgrade part of the infrastructure including electricity is already in place and currently being used.

Ideal opportunity to purchase now and develop later if you wish or just leave as it is.

Open for Inspection

By Appointment.

Listed By

Shawn Nitschke

Phone: (08) 8541 2777

Mobile: 0418 809 594

