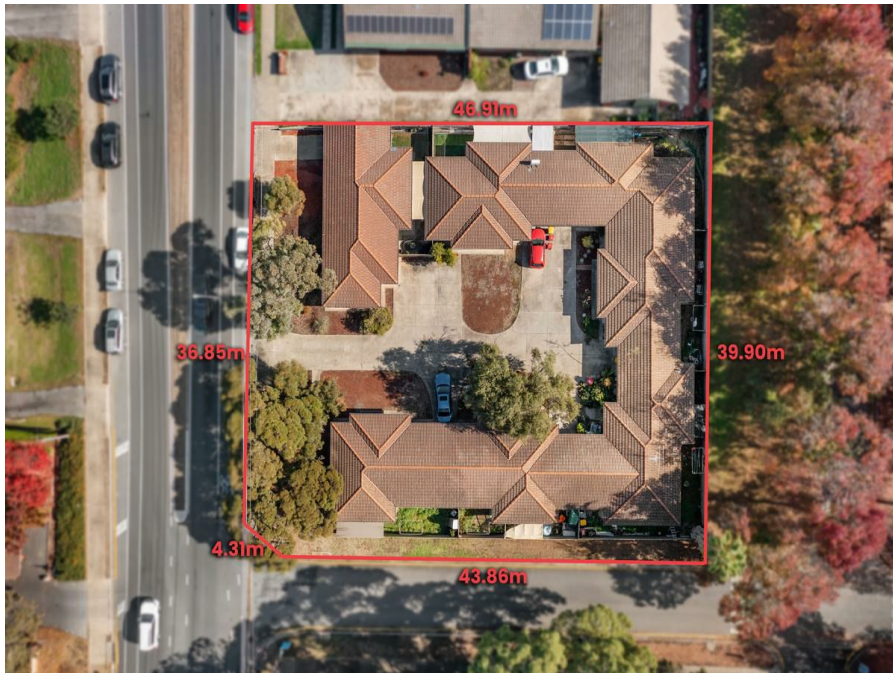


Units 1-7/116 Smart Rd, Modbury, SA 5092**Sold - 10/06/2022**Unit 16  7  7 **Calling all investors!**

Auction Location: On-site

Auction - 10th of June 2022 at 11:30am, on-site

Open for Inspection

By Appointment.

An incredible opportunity on offer, this Torrens titled & easement free allotment is split over two titles and boasting a combined frontage of approx. 36.85 meters. Having recently been re-zoned to Tea Tree Gully Urban Activity Centre this zoning opens the door to possible commercial or residential re-development always subject to council consent.

Features include:

- * Total land size approx. 1,860 sqm, no easements on the land
- * Frontage approx. 36.85 meters
- * Zoned to Urban Activity Centre
- * Seven units currently housed on the allotment
- * Five 2-bedroom units, two 3-bedroom units
- * Walking distance to the Tea Tree Plaza, O-Bahn & Modbury Hospital

A rare opportunity to secure a large allotment in the heart of Modbury. For the astute investor this could be that acquisition you have been looking for to bolster your rental portfolio or maybe for the developer out there, you can see the potential that this allotment is offering.

Situated quite literally in the heart of Modbury you will find yourself within walking distance to the West Field Tea Tree Plaza, Modbury Hospital, The O-Bahn, Local schools and sporting clubs.

You simply do not want to miss your opportunity to make this allotment your own.

Enquire today!

Listed By

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