



86 ISLAND VIEW Drive, CLAYTON BAY, SA 5256

THE BEST WATERFRONT BLOCK LEFT ON ISLAND VIEW DRIVE

1,086.00 square metres,

SOLD BY SYLVIA JEMSON-LEDGER

Back on the market due to contract failure.

A Rare opportunity exists to acquire one of the last waterfront blocks in the most sought-after street in Clayton Bay. Clayton Bay definitely one of Adelaide's best kept secrets.

The perfect waterfront escape, with uninterrupted views over the Murray River and beyond.

Perched high at the hill so you can experience ultimate living.

Plenty of room for the extra cars, boat and caravan. Walking distance to sailing club and Sails restaurant and general store that will be reopening very soon

The particulars contained herein are supplied for information only and shall not be taken as a representation in any respect on the part of the vendor or its agent. Interested parties should contact the nominated person or office for full and current details.

TYPE: Sold

INTERNET ID: 300P125456

SALE DETAILS

**SOLD BY SYLVIA
JEMSON-LEDGER**

CONTACT DETAILS

**Sylvia Jemson-Ledger
Hills & Fleurieu
0487 301 390**

Really what more do you need!!

Take a breath and prepare to be amazed. The views are amazing build your dream home on the ultimate block .

Savvy lifestyle with phenomenal views

Relax on the your new front veranda or balcony with a glass of wine and gaze at the yachts drifting across Clayton Bay in the late afternoon sunshine. Let your imagination run wild, properties with this much potential do not enter the market place very often.

A chance to secure a property of this kind in this location is incredibly RARE! Wander down to the water's edge to fish, boat, jet ski, wind surf or kayak. The sounds of honey-eaters, swifts and whistling kites provide a gentle musical background as pelican's glide gracefully overhead. Don't Miss out on an opportunity of a life timeâ#i

A true water wonderland with northerly outlook from the property that is enhanced by a milder climate. Further improvements include garage, fully fenced privately located set on a large block.

Sweeping 180-degree views, this gorgeous property is a mix of the country and the river, just over an hour from Adelaide. The area is a sanctuary for birds with space for exploring! Just around the corner from the boat ramp and the Boat Club, boating enthusiasts will not be disappointed. The property has a 9x6x3m shed, 2x 15,000L rainwater tanks, NBN is connected and located in the shed, SA Water is connected, and several garden taps are set up around the property.

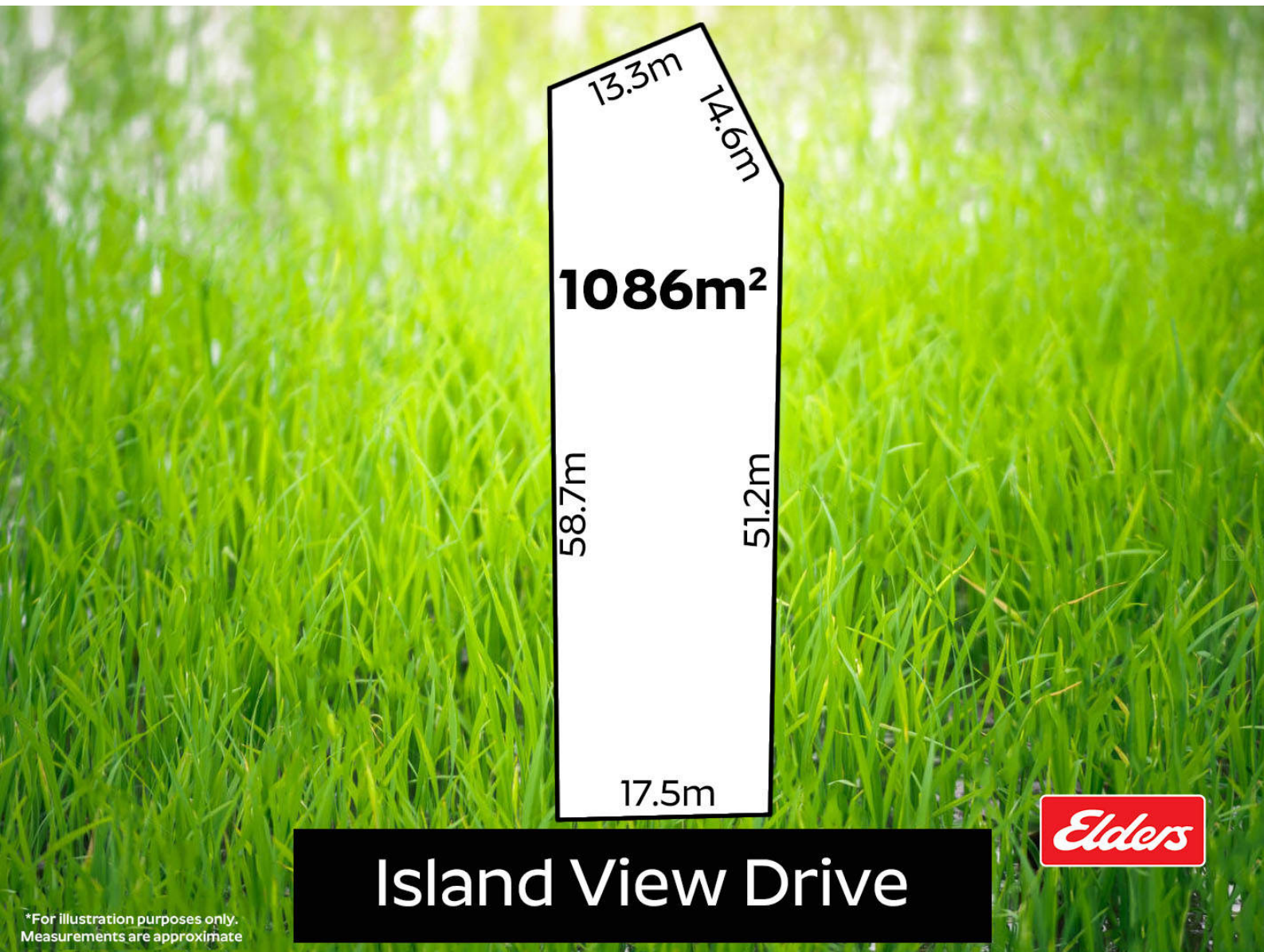
The Front entrance fence has been finished in style with two double gates making it a great facade.

Disclaimer: We have in preparing this information used our best endeavours to ensure that the information contained herein is true and accurate but accept no responsibility and disclaim all liability in respect of any errors, omissions, inaccuracies or misstatements that may occur. Prospective purchasers should make their own enquiries to verify the information contained herein. RLA 62833

- Land Area 1,086.00 square metre







*For illustration purposes only.
Measurements are approximate

Island View Drive