



## 15 Investigator Avenue, KINGSCOTE, SA 5223

Attention First Home Buyers, Investors and Retirees.

Ideally and centrally located to the waterfront, main street shopping and school. The perfect property to B&B, reside in or rent out.

A low maintenance property which has been well maintained and tastefully upgraded. Easy living guaranteed here. The cosy home enjoys the convenience of electrical appliances in the kitchen, spacious bathroom/laundry space. Your year-round comfort is all sorted with the combustion wood heater and reverse cycle split system air conditioner. A light and bright home with a practical modern open plan layout, lovely big windows and large entertaining deck area out the back.

Boasting wide and unrestricted double gate access into backyard where there is plenty of room to build a double garage and carport. Raised veggie beds for the foodies and a fire pit for winter get togethers with family and friends. Set in attractive mature native gardens.

Priced to sell, so be quick.

**TYPE:** For Sale

**INTERNET ID:** 300P184858

**SALE DETAILS**

**\$340,000 to \$350,000**

**CONTACT DETAILS**

**Elders Real Estate  
Kangaroo Island**  
12 Telegraph Road  
KINGSCOTE, SA  
08 8551 4108  
RLA: 62833

**Julia Smith**  
0427 605 059

**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

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.

misstatements that may occur. Prospective purchasers should make their own enquiries to verify the information contained herein. Elders Real Estate RLA62833

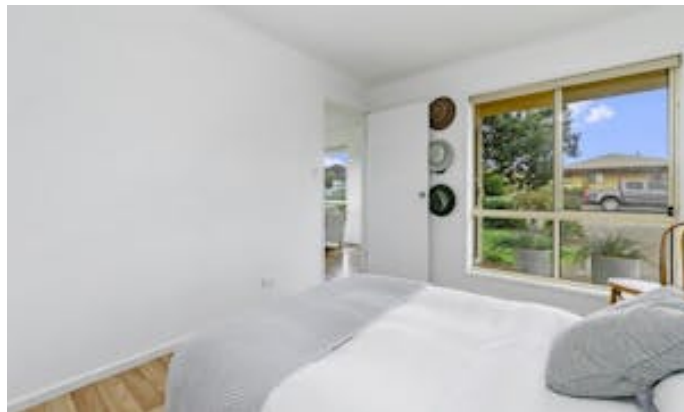
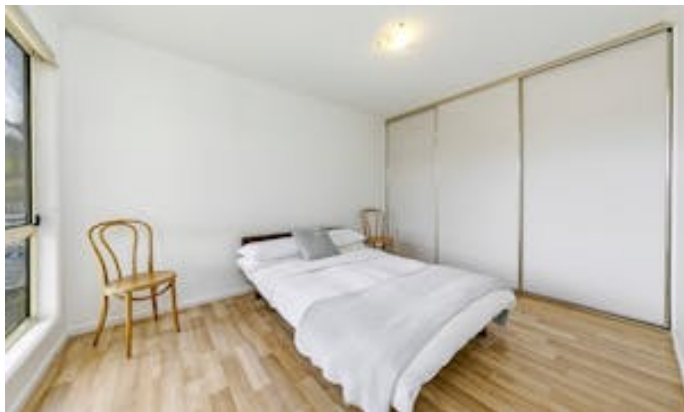
Other features: Carpeted, Close to Schools, Close to Shops, Close to Transport, Heating, Openable Windows

- Land Area 733.00 square metres
- Building Area: 90.00 square metres
- Bedrooms: 2
- Bathrooms: 1
- Car Parks: 5





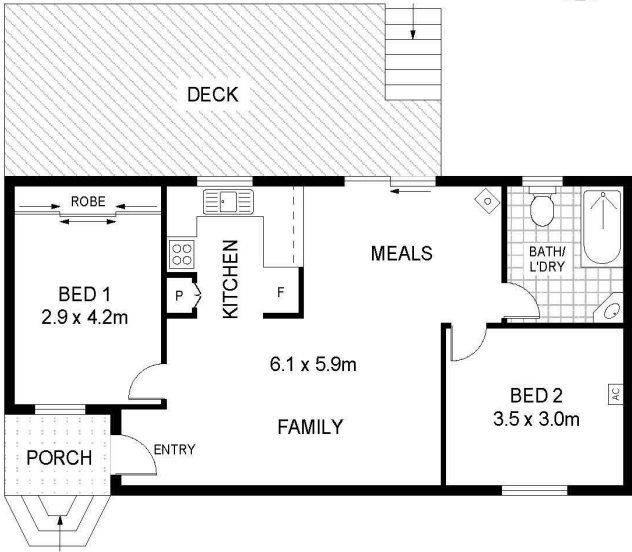






SHED  
3.0 x 3.0m

RWT



Scale in metres. Indicative only. Dimensions are approximate. All information contained herein is gathered from sources we believe to be reliable. However we cannot guarantee its accuracy and interested persons should rely on their own enquiries

INT : 73m<sup>2</sup>

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