



32 New Road, CLARE, SA 5453

Charming Freestone Bungalow with Endless Potential

Positioned on a generous 1,500sqm allotment, this freestone-fronted bungalow combines classic charm with versatile living and future opportunity. Solid brick in construction and full of character, the home offers well-proportioned interiors, with two spacious bedrooms, a functional kitchen and bathroom.

The property's substantial land size opens the door to garden lovers, entertainers, or those seeking room to expand. Zoned E â## Employment, it also presents an exciting prospect for a business venture, dual-purpose use, or long-term investment.

Whether you're drawn to its timeless appeal, its flexible layout, or the possibilities that come with its location and zoning, this is a unique chance to secure a Clare property that ticks all the boxes.

For Sale by Expressions of Interest

Closing Friday, 17th October 2025 (USP)

- Land Area 1,510.00 square metre

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: For Sale

INTERNET ID: 300P186150

SALE DETAILS

**EOI closing Friday,
17th October 2025 USP**

CONTACT DETAILS

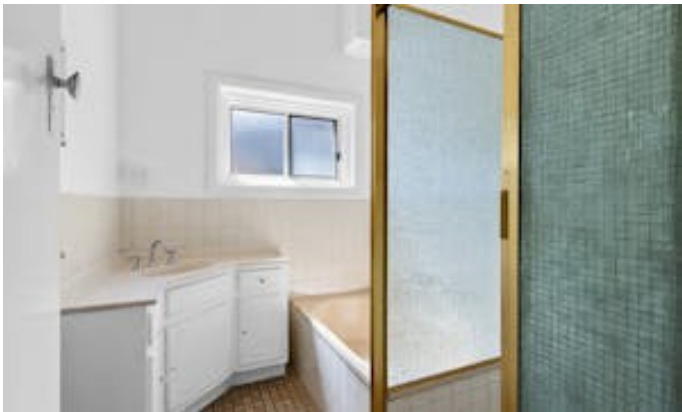
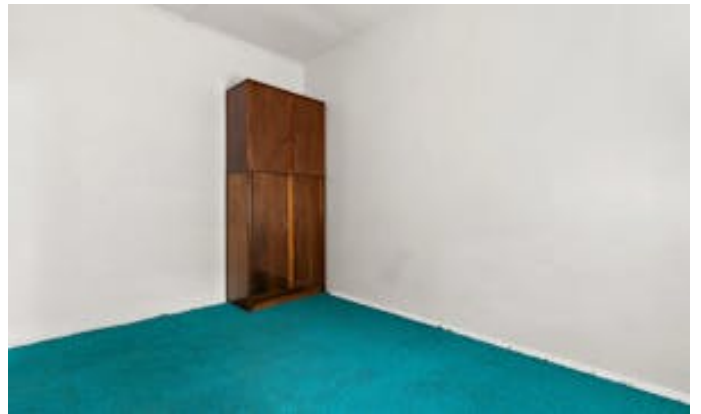
**Elders Real Estate Clare
Valley / Burra**

230 Main North Road
Clare, SA
08 8842 9300

Tren Vine
0418812381

- Bedrooms: 2
- Bathrooms: 1
- Car Parks: 2
- Single carport









Living:	122.20sqm
Porch:	9.20sqm
Carport:	21.60sqm
Shed:	63.50sqm
Total:	216.50sqm

This drawing is for illustration purposes only.
All measurements are internal and approximate.
Details intended to be relied upon should be
independently verified.
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