



31 Normandy Avenue, PARA HILLS, SA 5096

A Rare Opportunity in Para Hills – Two Prime, Near-Level Allotments

326.00 square metres,

Take a breath and prepare to be impressed. These two beautifully positioned, relatively flat blocks-Allotment 12 at 326m² and Allotment 11 at 330m²-present an exceptional and increasingly rare opportunity to secure land in one of Para Hills' most sought-after pockets.

Perfectly located, these allotments place convenience at your doorstep. Enjoy effortless access to public transport, quality schools, and vibrant community centres-all just a short stroll away. With the Adelaide CBD only a quick commute, this address offers the ideal balance of peaceful suburban living and city-side convenience.

Allotment 12 offers fencing to two sides, adding instant value and reducing your upfront preparation costs.

Allotment 11 is partially fenced at the rear, providing a great starting point for your future build.

TYPE: For Sale

INTERNET ID: 300P190053

SALE DETAILS

\$450,000 - \$495,000
Per Block

CONTACT DETAILS

Sylvia Jemson-Ledger
Hills & Fleurieu
0487 301 390

Both blocks come with water connected and all essential services available on-site, ensuring a smooth and efficient building experience.

Whether you're a first home buyer, investor, upsizer, or downsizer, these allotments cater to every need. All that's left is to decide-will this be your forever home or a smart investment in a growing area where you will truly reap the rewards?

Land in this tightly held neighbourhood is a genuine rare gem. Don't miss the opportunity to build your dream or secure your next investment in a location that continues to flourish in popularity and value.

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 326.00 square metres

