



19 Francis Street, BALAKLAVA, SA 5461

Exceptional opportunity awaits on corner allotment

Positioned on an impressive 1,630m² (approx.) corner allotment, 19 Francis Street, Balaklava presents an outstanding opportunity for families, investors and developers alike.

Built in 1965, this three-bedroom home offers family living with exciting scope for the future. Inside, you'll find three bedrooms, two bathrooms-including one that has been tastefully renovated-a modern kitchen that serves as the heart of the home, and a spacious second living area or theatre room, providing flexibility for growing families and those who love to entertain.

Step outside to discover a range of practical features designed to complement everyday living. A substantial 6m x 8m garage provides excellent space for vehicles, storage or a workshop, while the concrete driveway offers convenient access. The expansive rear verandah is the ideal setting for weekend barbecues, family gatherings or simply relaxing while enjoying the generous backyard.

The true highlight of this property is its exceptional landholding. The expansive corner allotment opens the door to a wealth of possibilities-move straight in and enjoy, renovate to create your dream home, extend the existing residence, or explore the

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TYPE: For Sale

INTERNET ID: 300P199012

SALE DETAILS

\$475,000

CONTACT DETAILS

Elders Real Estate Clare Valley / Burra

230 Main North Road
Clare, SA

08 8842 9300

Lisa Curnow
0421278185

potential for subdivision and future development (Subject to Council Consent).

Properties offering this combination of generous land size, corner positioning and future potential are becoming increasingly rare. Whether you're searching for a family home with room to grow, a quality investment, or your next development opportunity, 19 Francis Street represents exceptional value in one of Balaklava's most sought-after residential locations.

Contact Brooke Edmonds 0408 933 100 or Lisa Curnow 0421 278 185

RLA 62833

Wakefield Regional Council

Year Built: 1970 (approx.)

Council Rates: \$2,622.10 2025/26

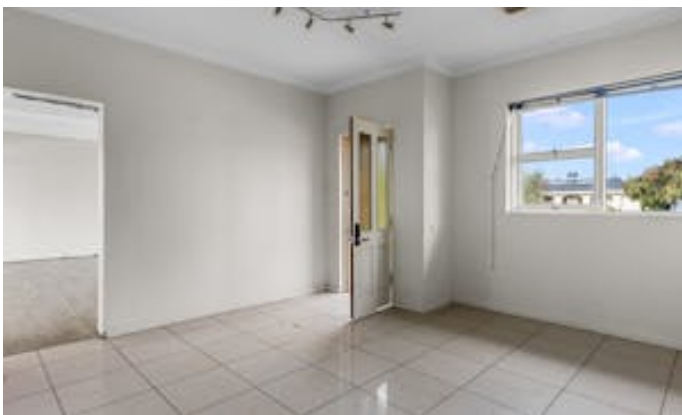
Zoning: Neighbourhood

Land Size: 1,630m² each (approx.)

House Living size: 175 m² (approx.)

Disclaimer: Care is taken to verify the correctness of all details used in this advertisement. No warranty is given as to the correctness of information supplied and neither the owners nor their agent can accept responsibility for error.

- Land Area 1,630.00 square metre
- Building Area: 175.00 square metres
- Bedrooms: 3
- Bathrooms: 2
- Car Parks: 2
- Double garage









Living:	174.50sqm
Verandah:	80.60sqm
Shed/Garage:	48.00sqm
Total:	303.10sqm

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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