



17 Nixon Terrace, GAWLER, SA 5118

UNDER CONTRACT BY CHRISTOPHER HURST

IT'S ALL ABOUT LOCATION

Set opposite the show grounds, recreation centre, close to schools, public transport and just a short walk to Gawler's town centre this property is in the perfect position.

The solid brick 2 bedroom home has a lounge room, a separate dining room, eat in kitchen and has features like high ceilings, reverse cycle air conditioning, new flooring, is freshly painted and ready to move into.

Outside there is a rear verandah, a double carport with side access that would be great for the caravan or extra vehicles all on a generous 792sqm allotment with lots of potential.

Council rate per annum - \$1693.60

Water rate per quarter - \$176.30

Expected rental per week - \$450 approx

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: Under Contract

INTERNET ID: 80P4535

SALE DETAILS

\$469,000 - \$499,000

CONTACT DETAILS

Elders Real Estate Gawler

37 Murray Street

GAWLER, SA

08 8522 1988

RLA: 64256

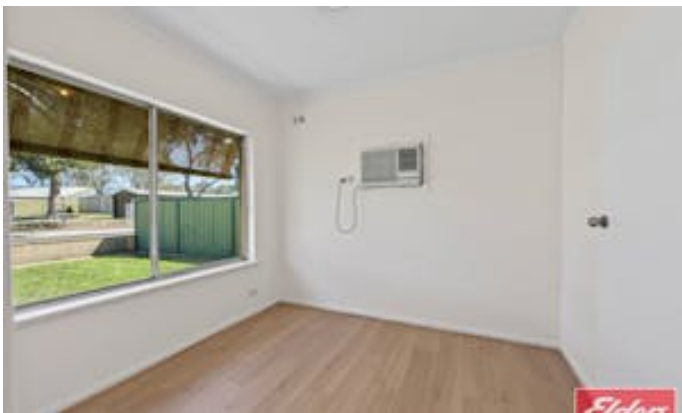
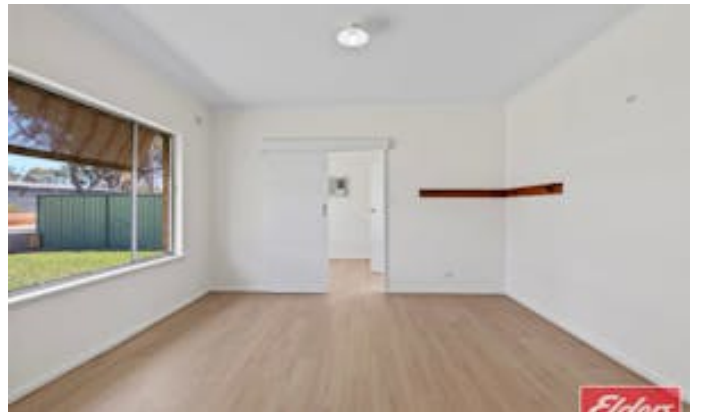
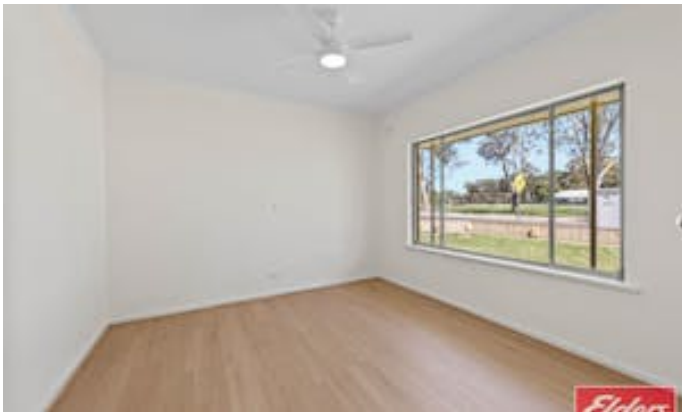
Christopher Hurst

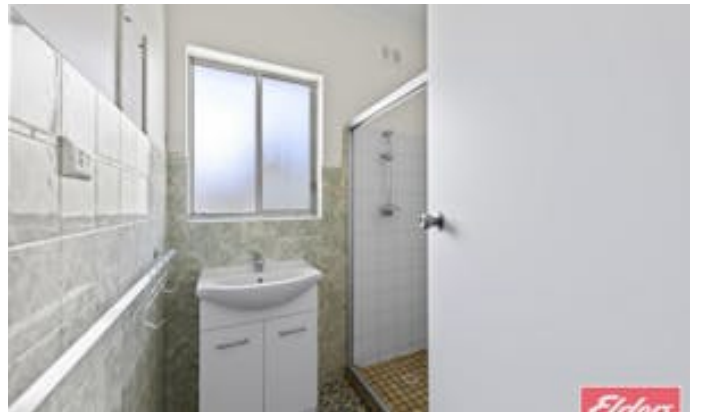
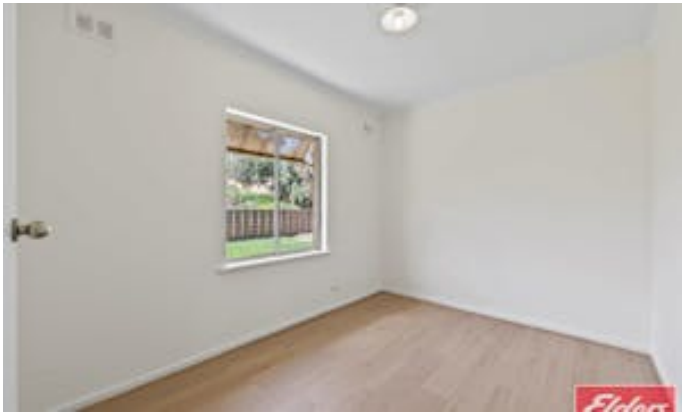
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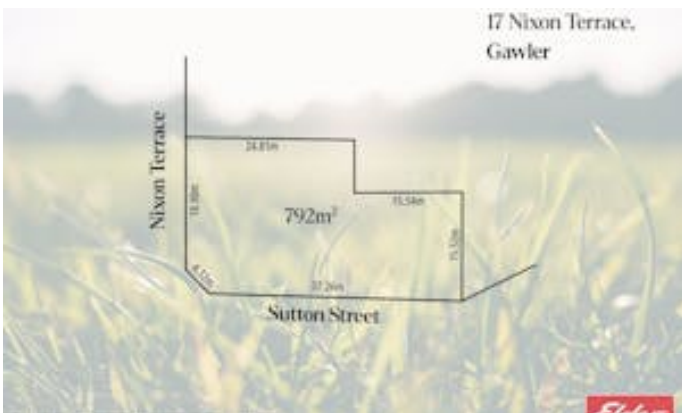
All information contained herein is gathered from sources deemed to be reliable. However, we cannot guarantee its accuracy and interested persons should seek their own enquiries.

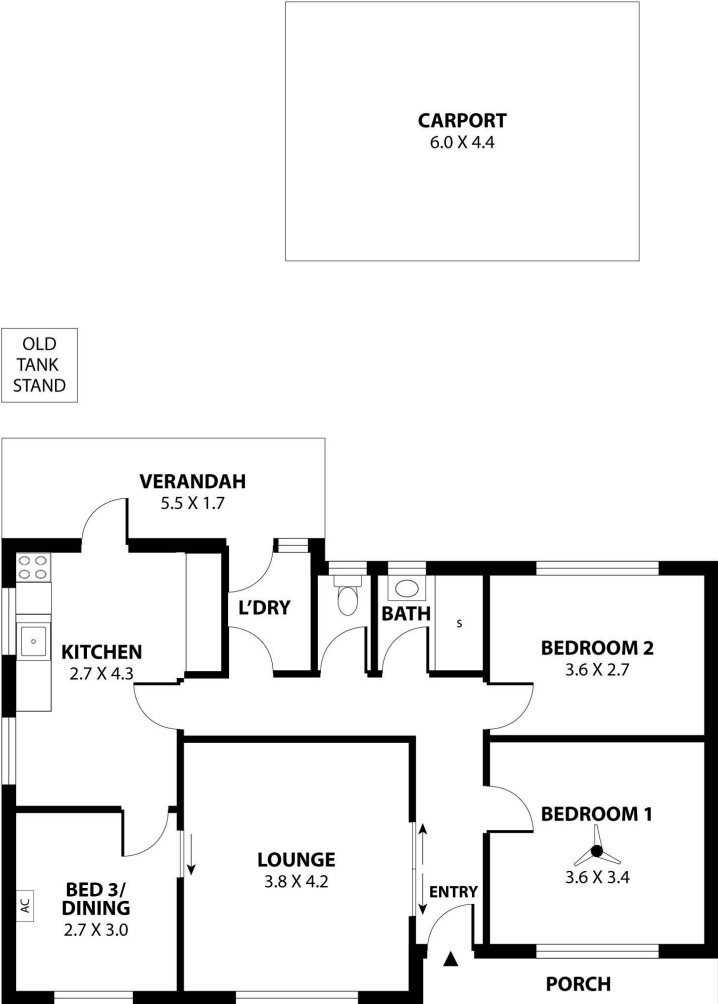
Other features: Close to Schools, Close to Shops, Close to Transport

- Land Area 792.00 square metres
- Bedrooms: 2
- Bathrooms: 1
- Double carport









119m ²	80m ²	4m ²	26m ²	9m ²
TOTAL	Living	Poch	Carport	Verandah



Scale in metres. This drawing is for illustration purposes only. All measurements are approximate and details intended to be relied upon should be independently verified.