

21 Cliff Road, ROSEWORTHY, SA 5371

4.1 Acres - Lots of Potential

Located in the very desirable and progressive area of Roseworthy with new infrastructure, schools, shops, expanding development areas and more. This (1.66 hectare) 4.1 acre property has lots of potential (subject to council consent).

The 3 bedroom home has a lounge room, kitchen, dining, upgraded bathroom, plus 2 split system reverse cycle air conditioners, high ceilings and front and rear verandahs.

Outside there is a large shed, 2 stables, yard and the property is currently tenanted at \$450 per week.

Enjoy easy access to Gawler and Adelaide via the Northern Expressway this property is a rare find.

Zoned - Rural Living (minimum site area 4000sqm)

Light Council - 8525 3200

Council Rates - \$2887.36 per annum

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: 80P4942

SALE DETAILS

**EOI Closing 12pm 2nd
July Guide \$1.65m -
\$1.75m**

CONTACT DETAILS

Elders Real Estate Gawler
37 Murray Street
GAWLER, SA
08 8522 1988
RLA: 64256

Christopher Hurst
0412 897 020

For sale via Expressions of Interest closing 12pm Thursday 2nd of July 2026.

Ready to make an offer? Head to eldersgawler.com.au, select the property, and click the 'Make an Offer' tab to submit your offer online in just a few steps.

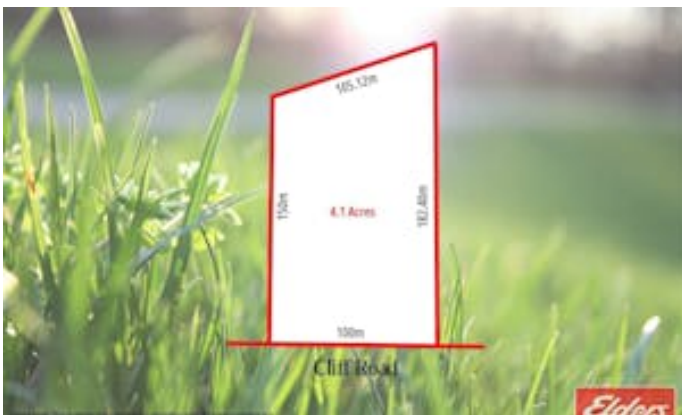
All information contained herein is gathered from sources deemed to be reliable. However, we cannot guarantee its accuracy and interested persons should seek their own enquiries.

- Land Area 4.1 acres
- Bedrooms: 3
- Bathrooms: 1
- Single garage

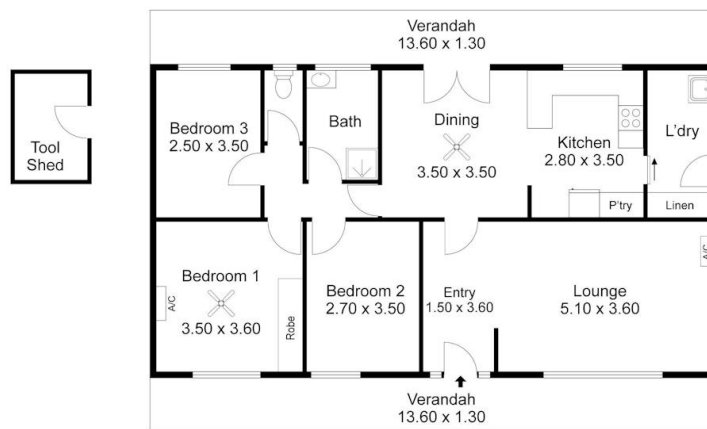
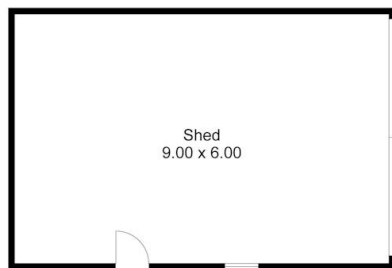








21 Cliff Road, ROSEWORTHY



Living:	96.80SQ.M
Verandah:	35.40SQ.M
Shed:	54.00SQ.M
TOTAL:	186.20SQ.M

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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