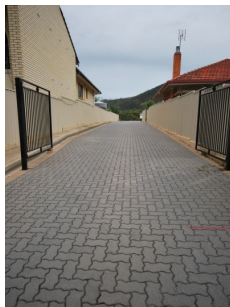


PRICE REDUCED TO SELL
\$250,000- \$260,000



19C Burton Road Athelstone SA

3 2 2

This is a community title allotment for 3 homes, 2 have been built to a high standard.

This allotment of land is now for sale and is 1419m2 (approx.) a very rare find.

There is development plan consent approval that has been approved with council for the ATTACHED BUILDING PLAN.

This is an amazing environment to build a dream home.

Walk down the private driveway to inspect the land.

Please contact me for further details BEVAN BRUSE 0419 809 852

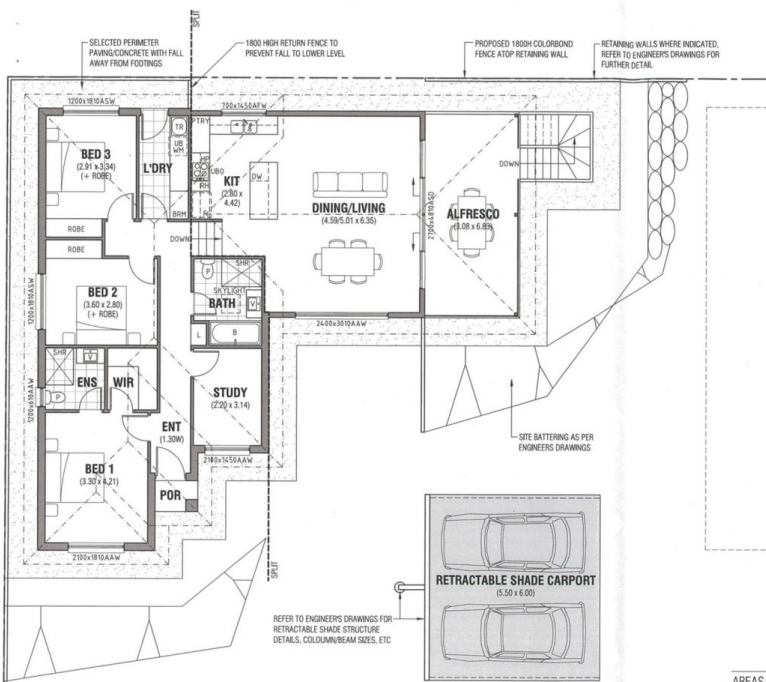
Price : \$ 260,000
Land Size : 1419 sqm
View : <https://www.bruse.com.au/sale/sa/north-north-east-suburbs/athelstone/residential/house/5933792>



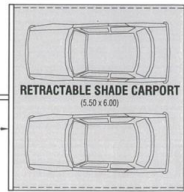
Bevan Bruse
08 8431 8181



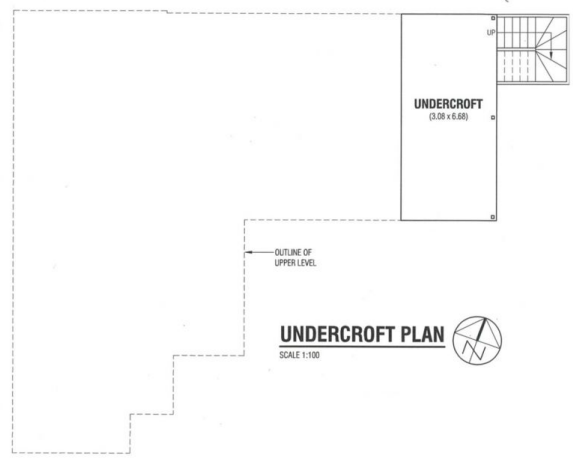
Theon Bruse
08 8431 8181



FLOOR PLAN
SCALE 1:100

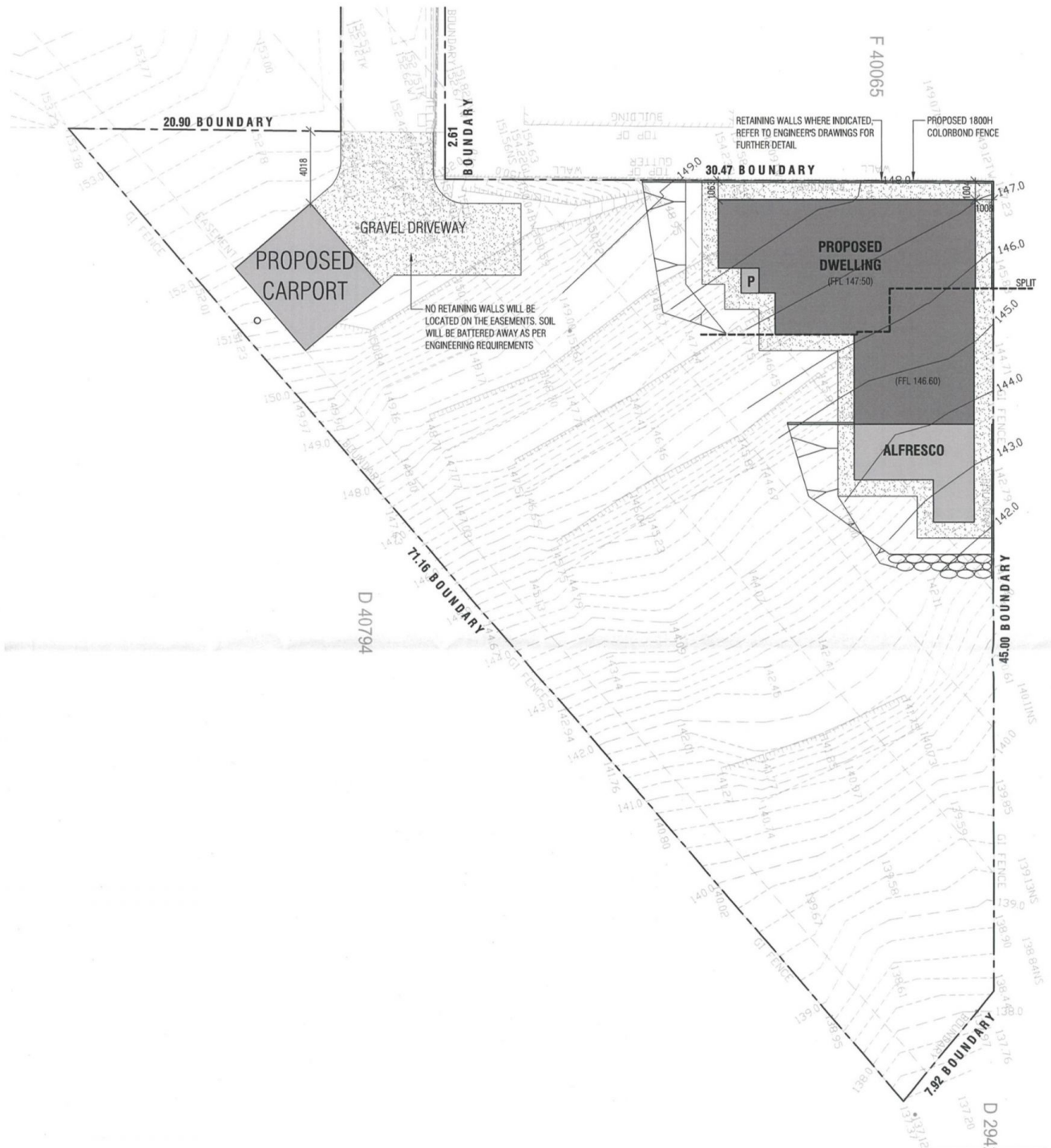


RETRACTABLE SHADE CARPORT FLOOR PLAN
SCALE 1:100



UNDERCROFT PLAN
SCALE 1:100

AREAS	sq.m
LIVING	129.68
ALFRESCO/STAIRS	25.85
UNDERCROFT/STAIRS	25.85
PORTRICO	1.39
SHADE CARPORT	33.00
TOTAL	215.77



NO RETAINING WALLS WILL BE LOCATED ON THE EASEMENTS. SOIL WILL BE BATTERED AWAY AS PER ENGINEERING REQUIREMENTS

RETAINING WALLS WHERE INDICATED. REFER TO ENGINEERS DRAWINGS FOR FURTHER DETAIL

PROPOSED 1800H COLORBOND FENCE

SITE PLAN

SCALE 1:200



AREAS	sq.m
LIVING	129.68
ALFRESCO/STAIRS	25.85
UNDERCROFT/STAIRS	25.85
PORTICO	1.39
SHADE CARPORT	33.00
TOTAL	215.77