



7/3 Talbot Street Erindale SA

2 1 1

THIS IS A VERY DESIRABLE HOME UNIT WITH A VERY GENEROUS PORTION OF LAND AND THE OPPORTUNITY TO HAVE UNDER COVER CAR PARKING FOR ONE VEHICLE AND DRIVE THROUGH FOR SECOND OFF STREET CAR PARK IF REQUIRED.

Price : \$ 554,000
Land Size : 235 sqm
View : <https://www.bruse.com.au/sale/sa/eastern-suburbs/erindale/residential/house/7752964>

This is a rare find.

The home unit has a generous living area that has an outlook to the gardens at the front of the home. The unit has a very large kitchen dining area this area is ideally set up for a wall removal to the living room to open it up to make open plan living a feature of the home unit.

The balance of the home is set up as two very good-sized bedrooms, excellent bathroom, great kitchen and a separate laundry.

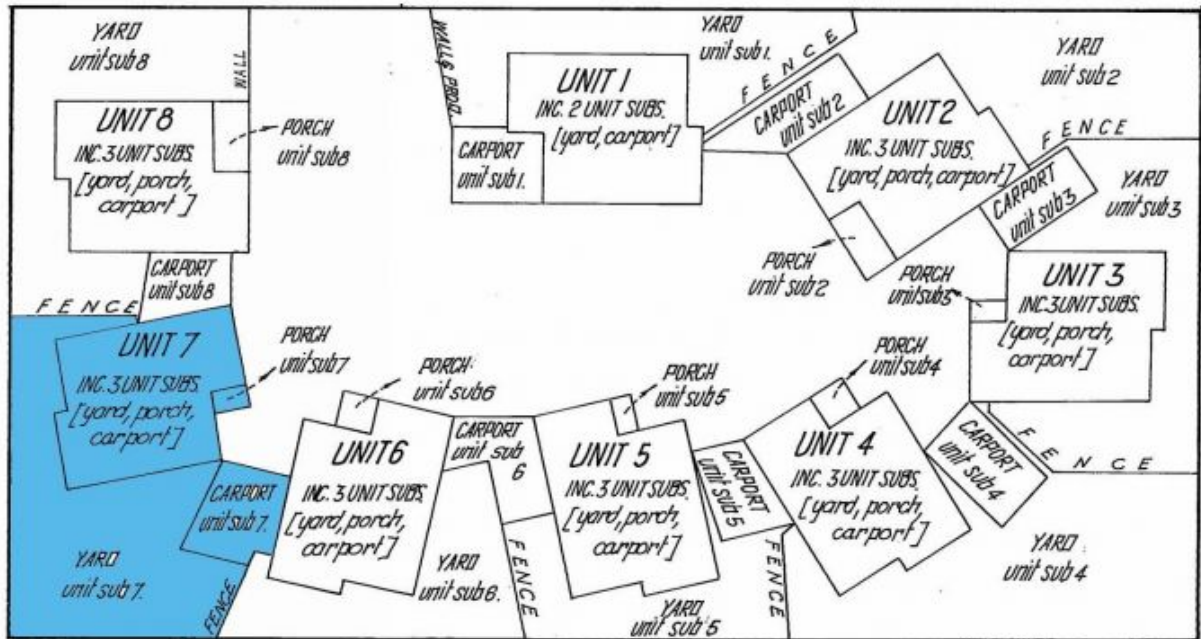


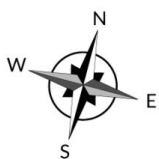
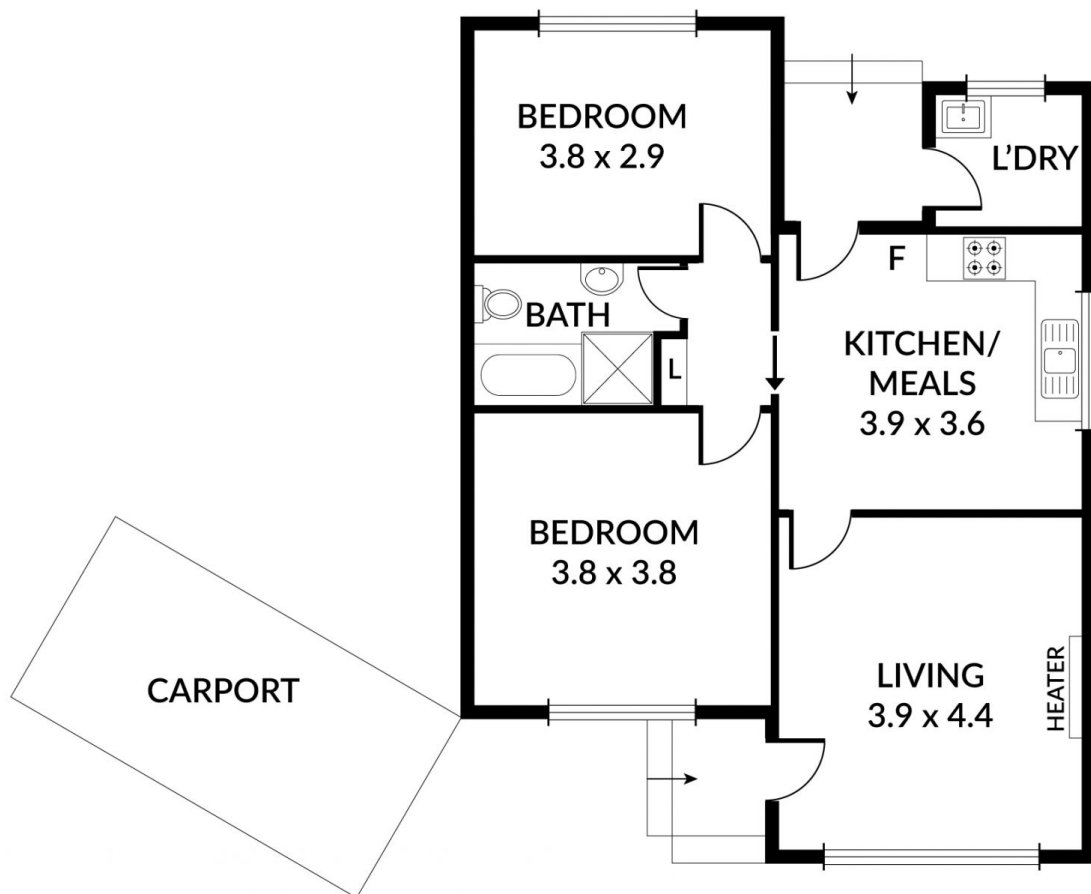
Bevan Bruse
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Theon Bruse
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Talbot Street





LIVING	65M ²
PORCH	5M ²
CARPORT	14M ²
TOTAL	84M²

Scale in metres. Indicative only. Dimensions are approximate. All information contained herein is gathered from sources we believe to be reliable. However we cannot guarantee its accuracy and interested persons should rely on their own enquiries.