



23 Linden Ave, Hazelwood Park



SOUGHT AFTER LARGE ALLOTMENT ON DESIRABLE, TREE LINED LINDEN AVENUE

🚗 2 🏠 1 🚗 2 📏 705 m2

In an unbeatable location just a short stroll from Wood Park, Hazelwood Park and popular local restaurants and cafes this original 1948 built home provides a fantastic opportunity to renovate to your own taste or simply start again and build the home you've always dreamed of.

Comprising 2 good size bedrooms both with built-in robes, a large lounge and dining area, good size kitchen, separate laundry and toilet. Other features include a woodfire combustion heater in the lounge room, ceiling fans in the bedrooms, rewiring and recently installed reverse cycle ducted air conditioner.

Situated on a spacious allotment of approximately 705 square metres within the prized Linden Park Primary and Glenunga International High School zones this is a your chance to move in to the heart of the Eastern suburbs and take full advantage of

Price	SOLD
Property Type	Residential
Property ID	1390
Land Area	705 m2

Agent Details

Matt Scarce - 0411 185 205

Office Details

Tusmore
457 Greenhill Road Tusmore
SA 5065 Australia
08 8332 1488

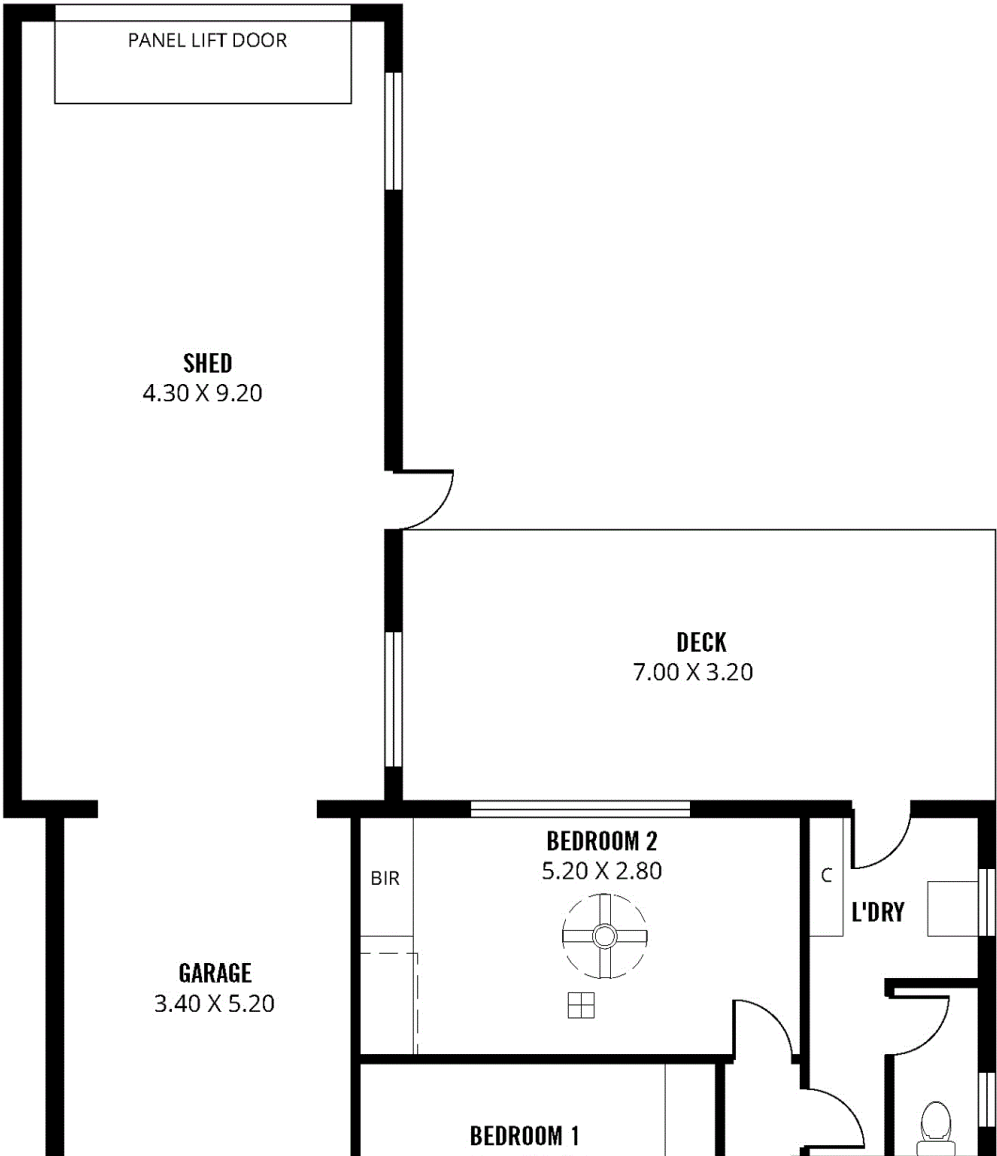
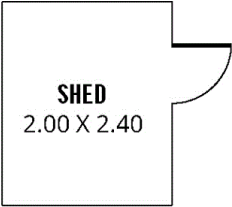
SCARCE
REAL ESTATE

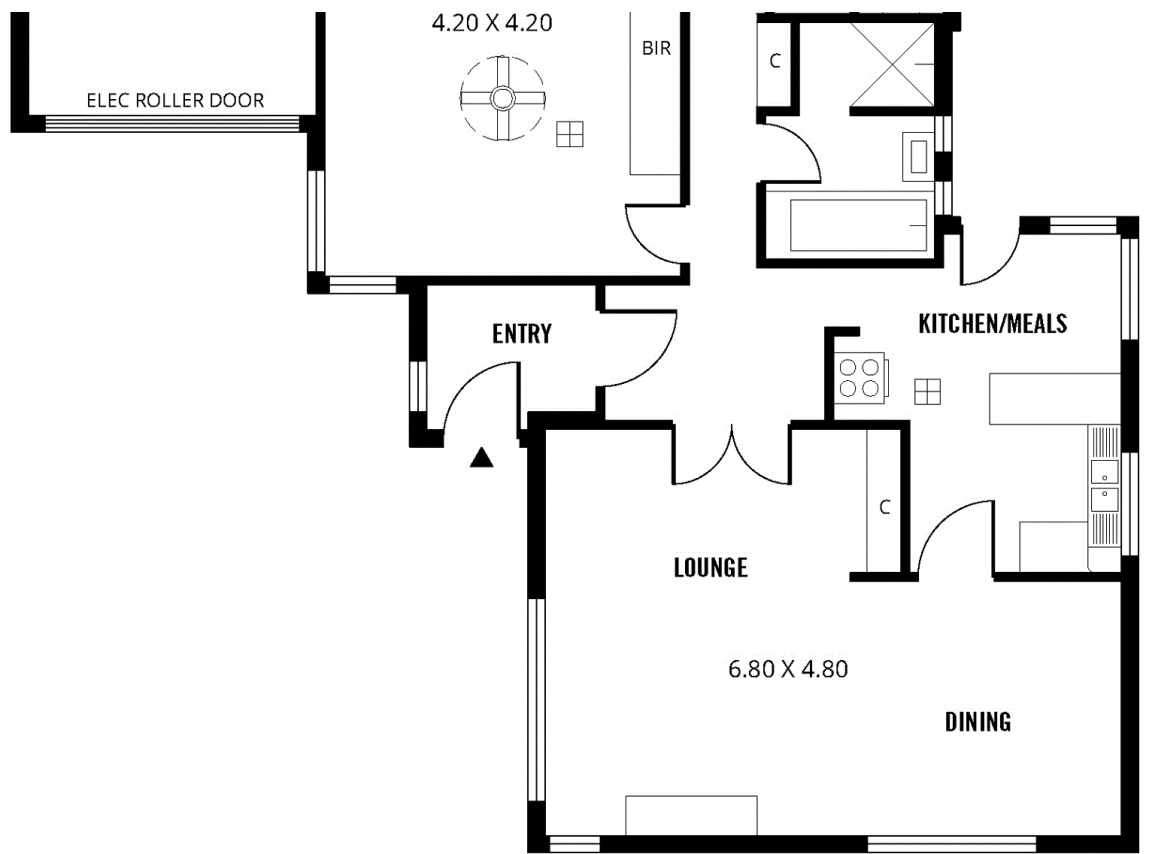
the excellent potential of this outstanding property (subject to council consent).

Auction date to be advised

For further information or to arrange an inspection please feel free to contact Matt Scarce on 0411 185 205 or Carlos Carosi on 0402 561 416.

The above information provided has been furnished to us by the vendor/s. We have not verified whether or not that information is accurate and do not have any belief in one way or the other in its accuracy. We do not accept any responsibility to any person for its accuracy and do no more than pass it on. All interested parties should make and rely upon their own inquiries in order to determine whether or not this information is in fact accurate.





197m²

TOTAL

109m²

Living

45m²

Shed

21m²

Garage

22m²

Deck

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.

Produced by **The Fotobase Group**