

**58 Elizabeth Street, Croydon, SA, 5008**



**Sold House**

Thursday, 12 December 2024

58 Elizabeth Street, Croydon, SA, 5008

**Bedrooms: 5**

**Bathrooms: 1**

**Parkings: 3**

**Type: House**

## **BEAUTIFULLY APPOINTED SYMMETRICAL VILLA (C1913) IN CHARISMATIC CROYDON**

A brilliant lifestyle property on offer, in the ever popular and tightly held locale of Croydon. Set amongst other character homes, opposite an impressive reserve and moments from the exciting boutiques and café precinct on Elizabeth Street, this property offers the perfect family home.

Built circa 1913, this stunning symmetrical villa offers substantial proportions with a grand arched hallway, modern and open floorplan. Offering up to 5 bedrooms for the growing family, or 4 bedrooms with a 2nd living room or study, allowing for plenty of room for the whole family. Towards the rear there is an updated kitchen with an open extension, further value adding to this big family home.

Outside you can appreciate the large allotment size of 766 sqm approx. with a substantial depth of 50.29m (approx.) giving way for plenty of room to add on if required and plenty of off-street parking.

Being on the fringe makes for an easy commute to the CBD, with West Croydon and Croydon railway stations only a short distance away, or countless bus stops close by.

Zoned for Woodville High School and Kilkenny Primary School, likewise a short drive to private schools.

This truly is a rare offering in tightly held Croydon, do not miss your opportunity, enquire with Daniel Sanderson to register your interest.

Auction On Site, 11am Saturday 2nd December

Specifications:

CT: 5808 / 605

Council: City of Charles Sturt

Zoning: Established Neighbourhood (EN)

Built: 1913

Land: 766 sqm (approx.)

Council Rates: TBA

Vendor Statement/Auction Conditions available at the agents office 3 business days before the auction and at the auction 30 minutes prior to the commencement of the auction.

If a land size is quoted it is an approximation only. You must make your own enquires as to this figure accuracy.

Smallacombe Sanderson does not guarantee the accuracy of these measurements. Contact the local council on what is possible and what is not possible on this allotment.