



An opportunity to secure a prominent commercial site situated on Sir Donald Bradman Drive, one of Adelaide's major arterial roads and the known city gateway to Adelaide Airport.

A 661 sqm allotment with a fantastic 20.44m frontage exposed to over 29,800 cars passing the site every day (estimate DPTi, 2019) contained within the very flexible Neighbourhood Centre Zone (Nce).

The property boasts enormous development potential. Improvements to the land include two shops of 150 sqm\* each on the right-hand side and behind the left-side façade, an open storage yard with shed located further on at the rear of the property.

Features of the property include:

- Land Area: 661 sqm\*
- Frontage: 20.44 m\*

*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.*

<b>Price</b>	\$1,150,000
<b>Property Type</b>	commercial
<b>Property ID</b>	1964
<b>Land Area</b>	661 m2

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