




# ADCOCK

R E A L E S T A T E



## 13 Emma Road Nairne SA

4  2  2 

Here's the perfect plan-your-future property: an appealing 4-bedroom investment on a substantial 990sqm\* cul-de-sac block earning returns while you wait, in a popular township worth holding out for...

**Price** : \$590,000  
**Land Size** : 990 sqm  
**View** : <https://www.adcock.com.au/7200821>

Whether you're downsizing or just happy to bide your time, its level, established, and low-care grounds create the ideal landing for a c2008 Federation style home with tenants in situ until 2024.

From entry, a formal lounge lets the teens spread out, while the master - claiming the bay window - enjoys a spic-and-span ensuite and walk-in robe, leaving the wing of 3 bedrooms to gather off the family room.

Tiled for ease, the combined kitchen, meals and family area leads through glass sliders to the party lengths of the

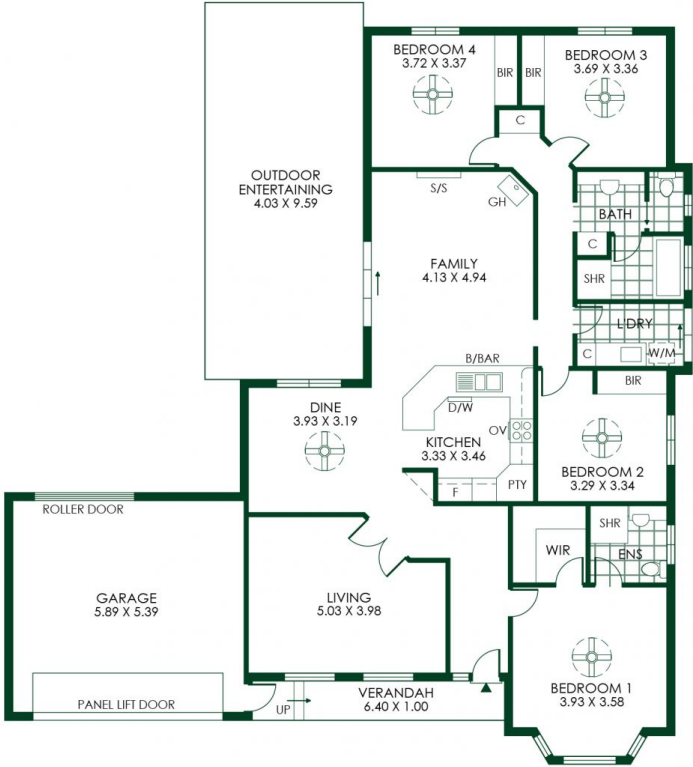


**Nikki Seppelt**  
08 8388 4777



**Andrew Adcock**  
08 8388 4777

SHED  
3.93 X 2.36



256m<sup>2</sup>

TOTAL

165m<sup>2</sup>

Living

11m<sup>2</sup>

Shed

35m<sup>2</sup>

Garage

6m<sup>2</sup>

Verandah

39m<sup>2</sup>

Outdoor Entertaining

