

PRICED REDUCED
TO SELL! NOW ONLY
\$365,000!



13 Heritage Drive

Live the unique blue water South Australian lifestyle

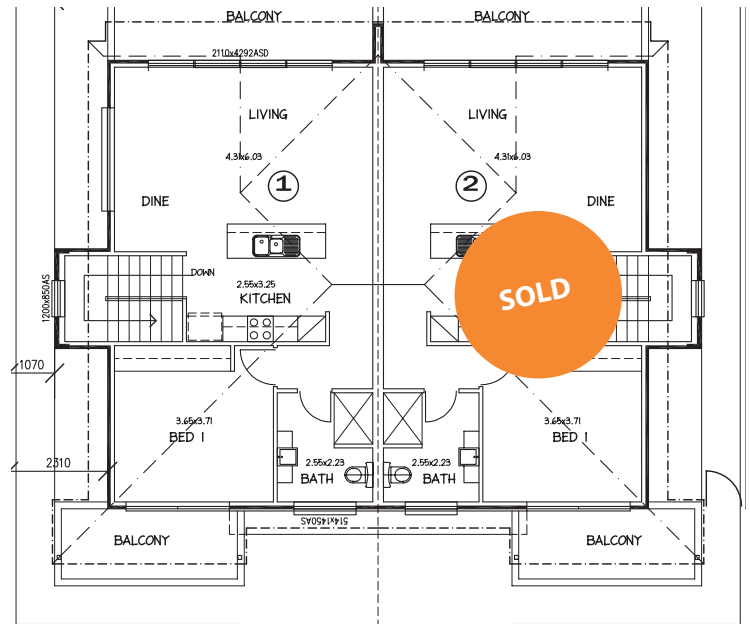


13 Heritage Drive Floorplan

Ground Level



Upper Level



UNIT 1:

LOWER LIVING:	71.044
UPPER LIVING:	66.118
GARAGE:	20.718
PORTICO:	7.764
REAR BALCONY:	12.630
FRONT BALCONY:	8.172
TOTAL:	186.446 m² (98.12%)
FOOTPRINT:	99.934 m² (52.6%)
LAND AREA:	190.008 m²

Live the unique blue water South Australian Lifestyle

Investment or move in today and start living your new lifestyle with great marina views from the upper level!

With one townhouse already sold, this is the last remaining Torrens Titled duplex home and is a fantastic investment opportunity! Already being used for holiday rentals, this townhouse is clearly in demand, providing a holiday rental yield to one lucky owner.

This air-conditioned townhouse offers a beautiful open space living area with a front and rear balcony,

providing views over Wallaroo Bay and the Copper Cove Marina.

Priced at below replacement cost, the in-place furniture and appliance package can be negotiated for little additional cost. With floor coverings, light fittings, window treatment, completed landscaping, and the furniture package combined, rest or invest in this fully functional holiday home!

+ bonus furniture package!



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