# Property Guide

Cover | 26B Valetta Road Kidman Park

LJ Hooker Adelaide Metro

Edition | 16th October 2026

LJ Hooker Adelaide Metro

**LJ Hooker** is one of the world's leading real estate brands. Across the globe, the LJ Hooker name is synonymous with strength, presence, high visibility, reliability and progress.

At **LJ Hooker Adelaide Metro** we consistently prove our place at the top of the game through hard work, honesty, and a strong ethos based on uncompromisable customer service.

"With our team, we are one of the most **highly awarded offices** in Australia"

The St Peters agency was established in 1988 by Mario Bonomi, Rino Pancione and Claude Buccella, who have now grown it to include Adelaide City, Walkerville and Glynde branches under the name Adelaide Metro. We don't just understand property - we live and breathe it.

Our highest priority is forming long lasting relationships, which is why so many satisfied clients continue to conduct their business with us, becoming **clients for life.**

**Rino Pancione**
Director
0417 822 987

**Mario Bonomi**
Director
0412 080 993

**Claude Buccella**
Director
0419 394 110

# Our Team

## Residential Sales

**Troy Tyndall**
General Operations Manager
& Corporate Auctioneer
0401 661 997

**George De Vizio**
Sales Manager
0412 392 158
Top 15%

**Julian Rullo**
Sales Consultant
0407 846 417
Top 10%

**Lisa Xu**
Sales Consultant
0432 235 818

**Luke Mitchell**
Sales Consultant
0411 703 055

**Marie Brus**
Sales Consultant
0418 844 502
Top 15%

**Mark Brus**
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**Jenny D'Angelo**
Property Investment Manager
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**Jessica Dimasi**
Property Investment Manager
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**Jiawen Gao**
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**Keith Brown**
Property Investment Manager
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**Kirsty Clark**
Business Development Manager
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Property Investment Manager
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Property Investment Manager
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Business Systems Operator

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Graphic Design / Marketing

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Administration

**Michelina De Meo**
Administration

**Thami Petrini**
Administration

**Fiona Geng**
Administration

**Eagleheart Bird**
Administration

**Amy Schoefield**
Commercial BSO

**Brittney Campain**
Reception

**Antoinette Cirocco**
Reception

# Suburb Feature
# Kidman Park

## Market Update

OCTOBER

Last month Kidman Park had 7 properties available for rent and 10 properties for sale. Median property prices over the last year range from $1,201,500 for houses to $885,000 for units. If you are looking for an investment property, consider houses in Kidman Park rent out for $710 PW with an annual rental yield of 3.1% and units rent for $610 PW with a rental yield of 4.2%. Kidman Park has seen an annual compound growth rate of 8.0% for houses and 30.1% for units.

**50**

HOUSES SOLD
PAST 12 MONTHS

**$1,201,500**

MEDIAN
HOUSE PRICE

SOURCE: REALESTATE.COM.AU

# LJ Hooker Adelaide Metro

## Market Performance

6 MONTHS

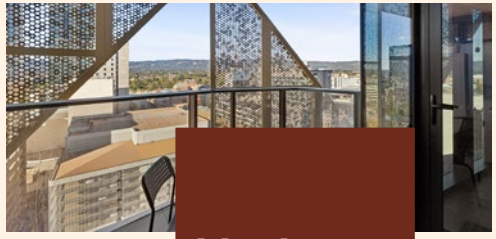
In the last 6 months listings by LJ Hooker - Adelaide Metro have had 4,022 buyer enquiries on realestate.com.au and 6,910 rental enquiries on the same platform.

**4,022**

BUYER ENQUIRIES
ON REA

**6,910**

RENT ENQUIRIES
ON REA



Under Contract

1608/15 Austin Street, Adelaide

## Modern City Living with Stunning Views

2 2 1

This well designed residence offers light filled open plan living and dining, complemented by a modern kitchen featuring quality finishes and ample storage.
The apartment includes well proportioned bedrooms, sleek modern bathrooms and secure building access, making it ideal for first home buyers, professionals or investors seeking strong rental demand in a premium location.

- Level 16 position with city views
- Open plan living and dining
- Modern kitchen with quality finishes
- Spacious master bedroom with walk-in robe
- Second bedroom with built-in robe

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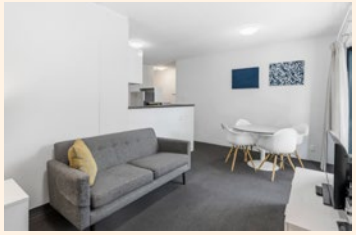

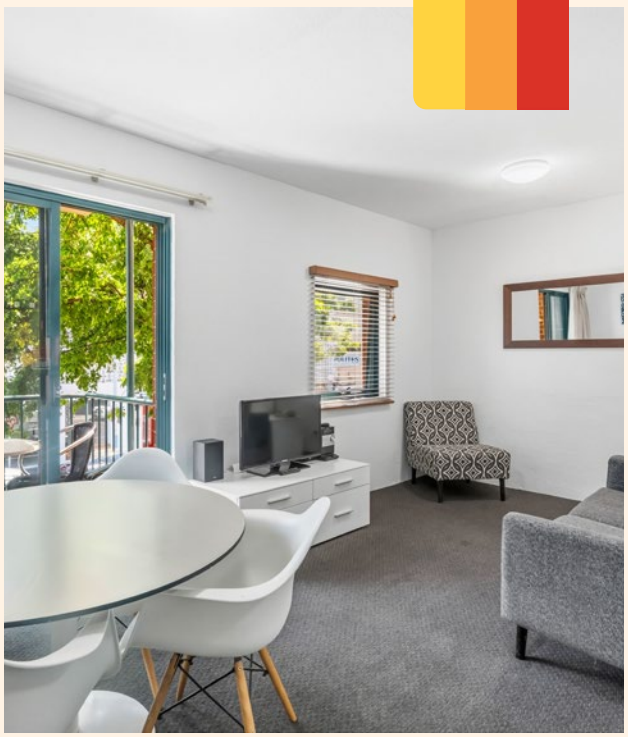

255 Hindley Street, Adelaide

## Smart Two Bedroom Opportunity in the Heart of Adelaide

2 1 1

Positioned in the heart of Adelaide's vibrant CBD, this fully furnished two bedroom apartment at 255 Hindley Street presents an outstanding investment opportunity in one of the city's most convenient locations. Under management with the Accor Hotel Group until May 2031, the property offers investors a secure, hands off investment with the benefit of long-term income and professional management already in place.

Built in 1991 and thoughtfully designed, the apartment features a practical and comfortable layout, highlighted by a rare private courtyard overlooking beautifully maintained gardens - a peaceful retreat seldom found in city living.

**FOR SALE**

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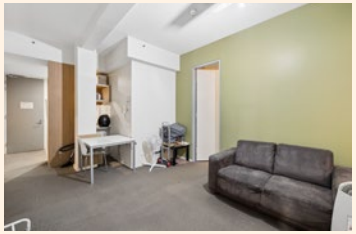

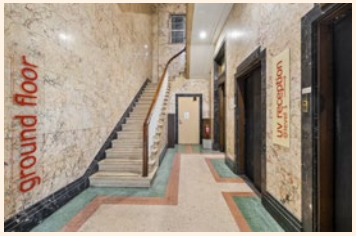

605/23 King William Street, Adelaide

## Great Investment Opportunity in the Heart of Adelaide

3 1

Located in the heart of Adelaide CBD, this well positioned three bedroom apartment offers an excellent investment opportunity with an existing tenant and rental income of $610 per week.

- Secure building with intercom and fob access
- Gas connection and usage paid by Strata
- Communal laundry with commercial dryer
- Close to shops, restaurants and public transport
- Prime Adelaide CBD location

A great opportunity to secure a centrally located investment property with an established tenancy.

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11 Castle Street, Athelstone

## Spacious Family Living with Endless Potential

4 2 4 652m2

Set on a generous 652sqm allotment with an impressive 18.76m frontage, this solid double-brick home offers space, flexibility and exciting future potential. Built in 1977, the home features four well-sized bedrooms with built-in robes, an oversized sunken lounge filled with natural light and a substantial formal dining room. The generous kitchen provides stone benchtops, ample storage and plenty of scope to update over time.

Outside, the north-facing rear yard offers a large undercover entertaining area, lawn and established gardens, complemented by a double garage, additional parking, second kitchen and cellar. Ideally positioned close to schools, parks, transport and Newton Village

**AUCTION**
Saturday the 17th of Oct at 11am

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30 Melaleuca Drive, Athelstone

# A Family Retreat with Black Hill Views

4 2 1

Positioned in a quiet Athelstone street with beautiful views towards Black Hill Conservation Park, this four-bedroom family home offers space, comfort and an enviable foothills lifestyle. Set on approximately 606sqm, the home features two oversized living areas and a renovated kitchen with stone benchtops, gas cooking, dishwasher and a light-filled gabled ceiling.
Step outside to the timber entertaining deck, the perfect place to host friends or simply unwind while enjoying the outlook and visiting local wildlife. Four well-sized bedrooms include a main with ensuite and views, while a versatile office or sitting area provides further flexibility. Close to schools, shopping, walking trails and everything this tightly held foothills location has to offer.

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10 Linton Street, Banksia Park

# Convenient Corner Appeal with Plenty of Potential

3 1 1

Set on a 477sqm corner allotment, this well-presented three-bedroom home offers an excellent opportunity for first home buyers, small families and investors alike. Built in 1965, the home features timber floorboards throughout and a generous living room with a large window allowing plenty of natural light to flow through. The open-plan kitchen and dining area includes good bench space, an electric stove and dishwasher. All three bedrooms are well sized and complete with built-in robes and ceiling fans.

Outside, enjoy a good-sized rear yard and covered patio area, ideal for entertaining. Positioned in a peaceful Banksia Park location, close to schools, parks and Westfield Tea Tree Plaza.

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18 Salop Street, Beulah Park

## Timeless Character, Endless Possibilities

3 1 1

Situated in tightly held Beulah Park, this circa 1915 character villa presents an outstanding opportunity on an impressive 811sqm allotment. Positioned along a quiet, tree-lined street, the home offers endless potential to renovate, extend, rebuild or explore redevelopment possibilities (STPC).

Inside, three oversized bedrooms showcase detailed cornices and ceiling roses, while the generous lounge features an ornate ceiling and gas fireplace. To the rear, an open-plan kitchen and dining area overlooks the expansive backyard, complete with a small garage and workshop.

Just moments from Norwood Parade and minutes from the CBD, enjoy boutique eateries, wine bars, shopping, transport and excellent schools from this highly sought-after eastern suburbs address.

I am Sold

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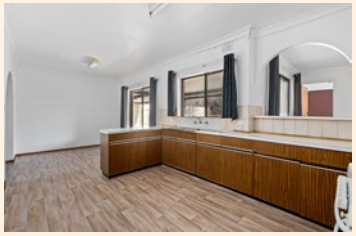

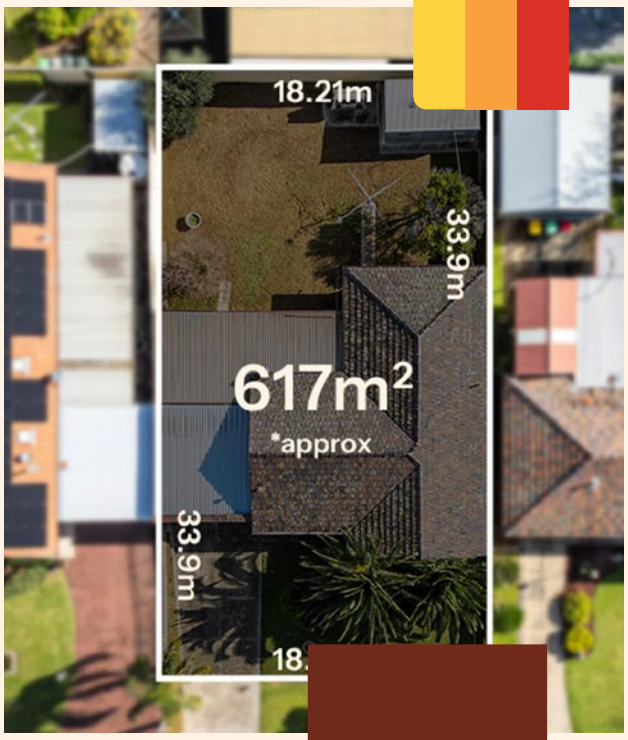


14 Beck Street, Dernancourt

## Packed with Potential, Positioned for Success

3 1 2

Positioned on the high side of a quiet no-through road, this solid three-bedroom home offers outstanding potential on a generous 617sqm (approx.) allotment with an impressive 18.21m frontage (approx.). Ideal for investors, renovators and developers, the property provides comfortable, liveable accommodation while offering scope to update, lease or explore subdivision potential (STPC).
Inside features three well-sized bedrooms, an oversized front lounge and a functional original kitchen. Outside, a large backyard, spacious verandah and double carport provide plenty of room to enjoy. Conveniently located close to quality schools, shopping, public transport, Linear Park and the O-Bahn, this is an exciting opportunity in a highly sought-after Dernancourt location.

I am Sold

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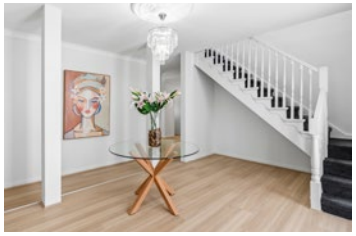

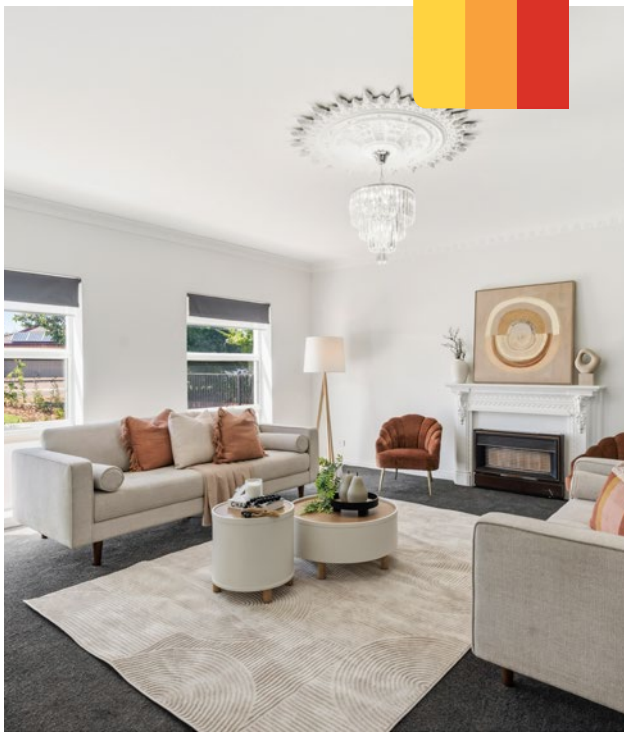

28 Tristania Terrace, Dernancourt

# Grand Family Living with City Views on an Expansive Allotment

4 3 2 908m2*

This grand residence offers space, comfort and flexibility for growing families seeking a home that truly stands apart. Positioned in the highly sought after suburb of Dernancourt, the property combines manicured lawns, generous proportions and elevated views across the treetops towards the city skyline.

Upon arrival, the home immediately impresses with its commanding street presence and beautifully maintained gardens. Step inside to a welcoming foyer entrance that introduces the scale and elegance found throughout. A formal lounge room showcases timeless charm with an ornate ceiling rose and heater, creating a warm and inviting space that flows effortlessly through to the dining area.

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69 Harrison Road, Devon Park

# Rare Development Opportunity in a Prime Location - Approx.

3 2 1

Offering approximately 900m2 of land with a generous 17.37m frontage, this property provides buyers with a range of options, subject to planning approval and relevant statutory requirements. Three Purchase Options Available

- Option 1 - Purchase the Entire Site | Approximately 900m2 | Approx. 17.37m frontage
- Option 2 - Purchase as Two Separate Allotments | Approx. 450m2 each | Proposed allotment configuration subject to planning approval and title issue. | Approx. 8.69m frontage each
- Option 3 - Alternative Land Configuration | Subject to planning approval and title issue. Approx. 415m2 with approx. 8.00m frontage

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2/18 Hartman Avenue, Felixstow

# Easy Care Living with Space, Style & Convenience

4 2 2 474m2

Built in 2021 and set on a generous 474sqm allotment, this beautifully presented four bedroom home offers modern, low maintenance living in the tightly held suburb of Felixstow. Perfectly suited to growing families, downsizers, first home buyers and investors alike, the home combines generous proportions, natural light and a highly functional floorplan.

Positioned in an increasingly sought after location, the home is just a short stroll from the popular Langman Reserve and Felixstow Shopping Centre. With quality schooling nearby and the Adelaide CBD only a short drive away, this is an outstanding opportunity to secure a modern family home in a tightly held and convenient suburb.

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20 Filmer Avenue, Glengowrie

# Comfort, Convenience & Corner Block Appeal

3 1 1

Positioned on a 457sqm (approx.) corner allotment in sought-after Glengowrie, this well-maintained home, built in 1956, presents an outstanding investment opportunity. Currently leased until 2 June 2027 and returning $650 per week, it offers immediate income in a highly desirable location.
Inside, you'll find three well-sized bedrooms, two with built-in robes and all featuring ceiling fans, along with a light-filled kitchen complete with a skylight, ample storage and dishwasher. Polished timber floors flow through the spacious living areas, while the low-maintenance yard, secure carport and garden shed add everyday practicality. Just minutes from Glenelg Beach, quality schools, shopping and public transport.

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116 Marian Road, Glynde

# A Classic Home with Exciting Future Possibilities

3 1 2

Set on a substantial 808sqm allotment with a 17.67m frontage, this well-maintained 1955-built home presents an exciting opportunity for families, investors, renovators and developers alike. Largely original yet neatly presented, the home features three generous bedrooms, a light-filled lounge, functional kitchen and central bathroom. Outside, the north-facing rear yard provides plenty of space and potential, complemented by convenient drive-through access and a substantial 4.8m x 9.8m shed complete with cellar. With its generous landholding, wide frontage and desirable rear orientation, there is plenty of scope to renovate, extend or explore future redevelopment possibilities (STPC). Comfortable as is with exciting potential for the future, this is an opportunity not to be missed.

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108 Longwood Road, Heathfield

# A Rare Adelaide Hills Opportunity

4 2 4

Positioned on over 2 acres of peaceful Adelaide Hills beauty, this unique Heathfield lifestyle property offers the perfect blend of serenity, space and convenience. Filled with natural light, the home features four bedrooms, open plan living with a combustion heater, a games room with bar and a kitchen boasting stunning 180-degree valley views.

Outdoors, enjoy established gardens, mature trees and abundant wildlife including kangaroos and koalas. A brand-new 9m x 14m garage with 3.6m clearance provides incredible versatility, while council approval to operate a business from the property adds further appeal. Just moments from Stirling.

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12 & 13/1169-1171 Lower North East Road, Highbury

# Rare Land Opportunity in Beautiful Highbury

Positioned in one of Highbury's tightly held pockets, this is a rare opportunity to secure a premium parcel of land in a beautiful, well-established street setting. Offering the choice between an impressive 11.57 metre frontage on approximately 305sqm or a 10.3 metre frontage on approximately 303sqm, these allotments provide the flexibility to design and build a home that perfectly suits your lifestyle.
Land of this size and quality is increasingly scarce in Highbury, making this an exceptional opportunity for families, first home buyers or downsizers looking to create something truly special. With generous frontages, you have the freedom to design a striking façade, maximise internal space and incorporate all the modern features you've been dreaming of.

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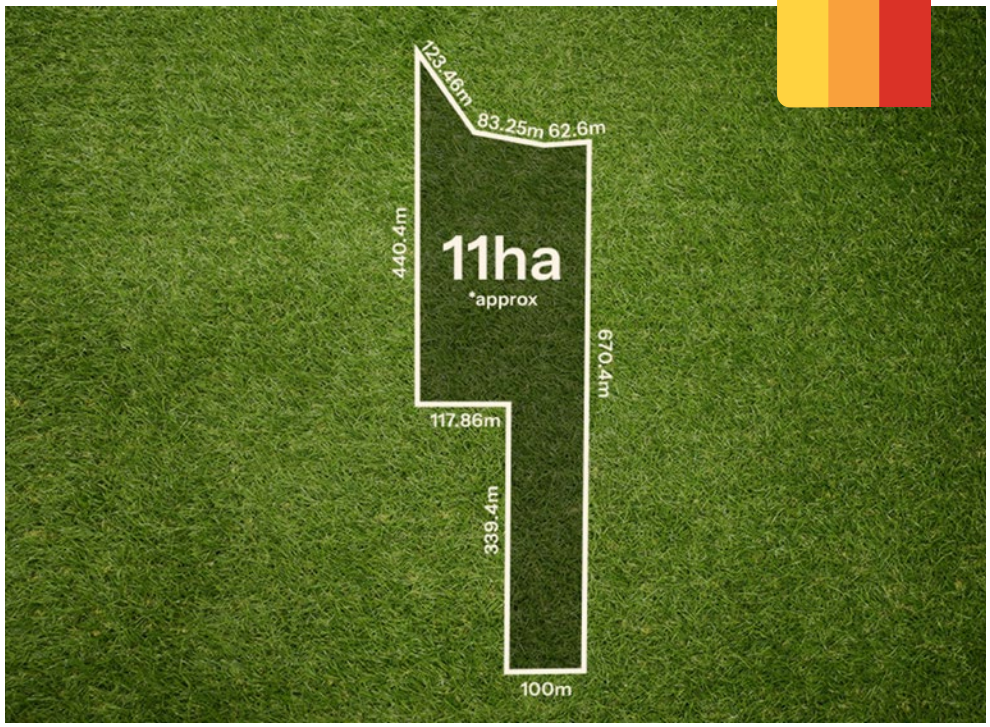


282 Hillier Road, Hillier

# 11ha Landholding Future Growth Opportunity

**11ha**

Positioned within a rapidly evolving growth corridor, this substantial 11 hectare parcel offers a strategic land banking opportunity for investors, developers or future oriented purchasers looking to capitalise on anticipated planning changes in the region.

Key Features:
- Generous land area of approx. 11 hectares
- Predominantly flat and usable land
- Highly strategic rural location within growth influence area
- Strong long term capital growth potential
- Suitable for land banking or future development (STCA)
- Surrounded by emerging infrastructure and long term planning activity

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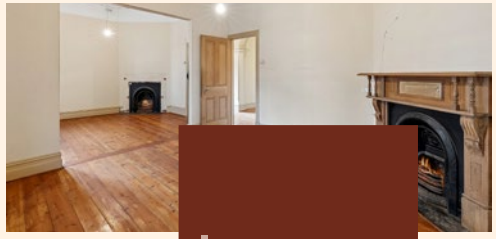

I am Sold

4 Bridge Street, Kensington

## An Exceptional Restoration Opportunity

3 1

Set on a substantial allotment of approximately 961sqm with rear access from Salter Street, this freestone fronted return verandah villa presents one of Kensington's most exciting opportunities. Rich in character and history, this is a property that invites vision, imagination and a passion for restoration.
Situated within the Historic Area Overlay of the City of Norwood Payneham & St Peters, the home is in poor original condition and requires comprehensive renovation and extension. Perfectly suited to the experienced renovator or builder, it offers the chance to breathe new life into a grand character residence while creating a home of exceptional quality and distinction. There is also potential for subdivision, subject to the necessary planning consents.


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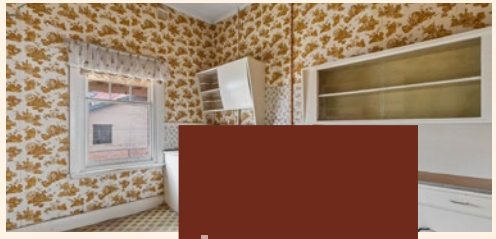

I am Sold

1 Hill Street, Kensington

## A Rare Opportunity in a Coveted Kensington Location

2 1

Brimming with possibility and positioned in one of Adelaide's most sought-after eastern suburbs, this freestone fronted character home presents a rare chance to secure a slice of Kensington's rich history.

Set on a 352sqm allotment and situated within the Historic Area Overlay of the City of Norwood Payneham & St Peters, this two bedroom property, though it currently requires significant work and is not liveable, is well and truly ready for its next chapter. This is a property where vision, creativity and determination will be richly rewarded.


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24 Roslind Street, Kensington Gardens

# Character, Convenience & Comfort in a Desirable Locale

3 2 2

Positioned within a quiet, tree-lined street in one of Adelaide's highly sought-after blue-chip eastern suburbs, this beautifully presented reproduction bungalow, built in 2002, offers the perfect blend of character, comfort and low-maintenance living. Set on approximately 427sqm of manicured gardens, the home features three spacious bedrooms, two bathrooms and multiple living areas, ideal for families, downsizers or professional couples.
The open-plan living and dining area seamlessly connects to a private alfresco entertaining space surrounded by established greenery. Complete with quality finishes, solar system, double garage and zoned ducted air conditioning, this superb residence delivers an exceptional lifestyle just moments from cafés, shopping, schools and the CBD.

**FOR SALE**
Contact Agent

**AGENTS**

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George De Vizio
0412 392 158

**AGENCY**

LJ Hooker Adelaide Metro
(08) 8362 8008
RLA 61345 | 282965 | 231015

Scan the QR code to see current opens

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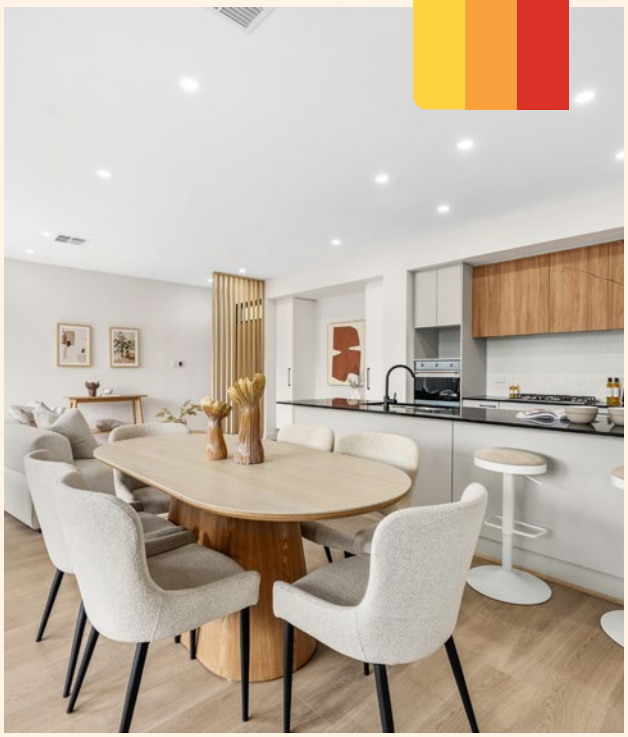
LJ Hooker



26B Valetta Road, Kidman Park

# Brand New Contemporary Living Between the City and the Beach

3 2 2

Brand new construction, this impressive 3 bedroom residence delivers contemporary style, generous proportions and effortless low-maintenance living in the highly sought-after suburb of Kidman Park. Offering over 180sqm of build area, the home is ideal for first home buyers, downsizers and investors alike, with potential stamp duty concessions and depreciation benefits.

Step inside to a light-filled open-plan kitchen, living and dining area, complemented by floating floorboards. The stylish kitchen features stone benchtops, Smeg appliances and a gas cooktop. Sliding doors lead to a covered alfresco overlooking the north-facing rear.

**FOR SALE**

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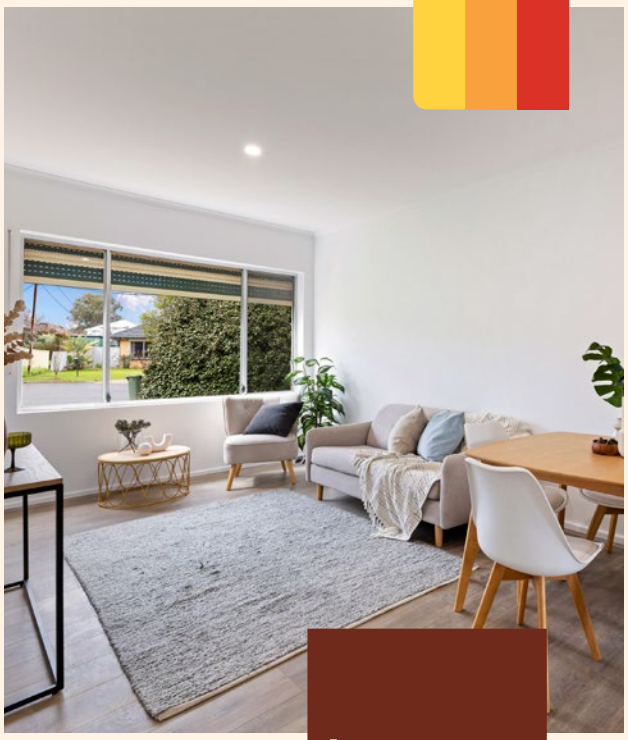

I am Sold

4/4 Belleview Court, Klemzig

## Small Group, Big Backyard!

2 1 1

Tucked away in a quiet cul-de-sac, this freshly renovated unit is one of only four in the group.
Inside, a freshly renovated kitchen and bathroom bring a crisp, modern feel, while the master features a split system A/C and ceiling fan, while the second bedroom offers great flexibility.
Outside, a surprisingly large rear yard, offering space to entertain, garden or simply relax.

What We Love:
- Renovated kitchen and bathroom
- Large master with split system A/C and ceiling fan
- Security shutters on street-facing windows
- One of only four units, single adjoining wall

**AGENT**

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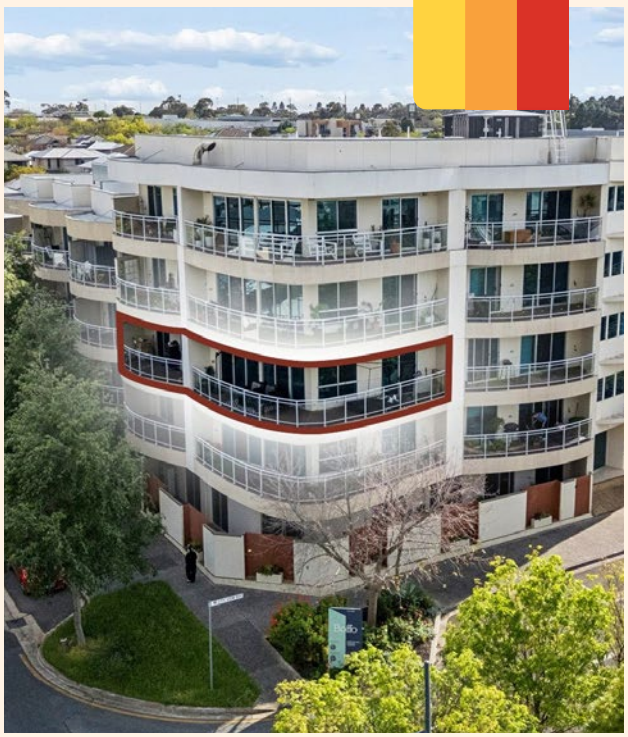

205/62 City View Boulevard, Lightsview

## Light Filled Living in the Heart of Lightsview

2 2 1 1

Positioned to capture impressive city and hills views, this luxurious two-bedroom corner apartment offers generous proportions, abundant natural light and effortless low-maintenance living. At its heart is a spacious open-plan kitchen, living and dining area, complemented by stone benchtops, ample storage and a large island bench with waterfall edges. Sliding doors open to a generous wrap-around balcony, perfect for entertaining while enjoying the outlook. The main bedroom features robes, ensuite and private balcony access, while bedroom two includes built-in robes. Additional features include ducted reverse-cycle air-conditioning, secure parking with storage, intercom, alarm system, heated community pool and gym for residents. Currently tenanted until 9 February 2027 at $600 per week.

**FOR SALE**

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LJ Hooker

I am Sold

18/9 Arabella Court, Marden

## Effortless Living, Exceptional Convenience

2 1 1

Perfectly positioned within a boutique complex built in 2018, this stylish two bedroom apartment presents an outstanding opportunity for first home buyers, young families, downsizers and savvy investors seeking a low maintenance lifestyle in one of Adelaide's most convenient locations.

Filled with natural light and designed with modern living in mind, the apartment showcases an airy open plan layout that creates a wonderful sense of space and comfort. At its heart is a contemporary kitchen featuring abundant cabinetry, an electric cooktop and quality stainless steel appliances including a dishwasher, making everyday living and entertaining effortless.

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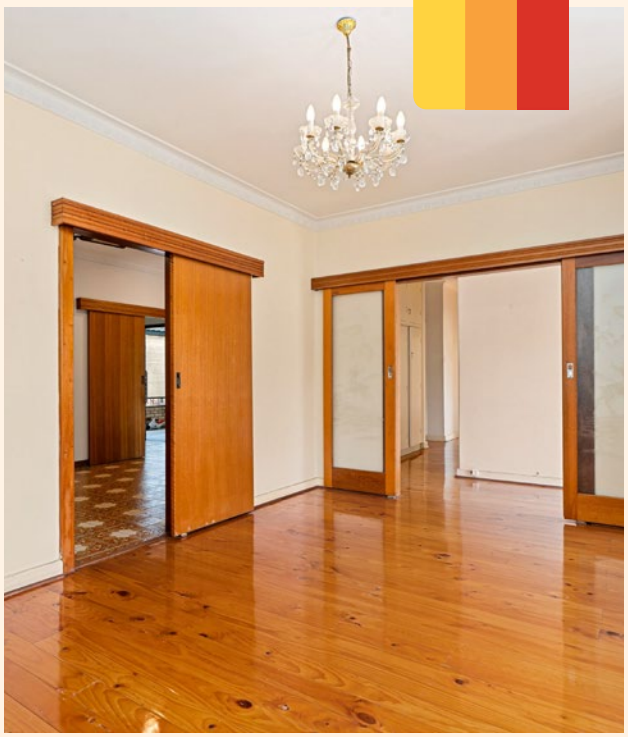
LJ Hooker



52 Lower Portrush Road, Marden

## Solid Family Home with Exciting Future Potential

4 1 3

Positioned on a generous 695sqm (approx.) allotment with a 21.08m (approx.) frontage, this solid 1964 double brick home offers comfortable accommodation today together with outstanding scope to update, renovate or redevelop (subject to the necessary consents).
Neatly maintained over the years, the home retains much of its original character and presents an excellent opportunity for those looking to add their own style and value in a highly sought after location.
Whether you're searching for a family home to modernise, an investment with future upside or a valuable landholding with redevelopment potential (subject to the necessary approvals), this is a property offering exceptional possibilities.

**FOR SALE**
Contact Agent

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Mark Brus
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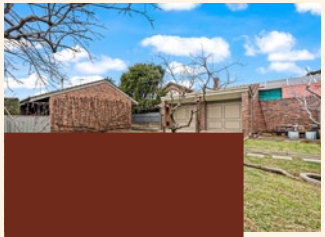

I am Sold

4/211 O G Road, Marden

## A Rare Find with Room to Grow

2 1 3 404m2

Positioned at the rear of the group on an impressive 404sqm (approx.) allotment, this unique two-bedroom unit offers space and potential rarely found. Built in 1976, the home welcomes you with soaring raked ceilings, newly laid carpet and a light-filled, north-facing open plan living and dining area. The functional kitchen provides ample bench and cupboard space, while the main bedroom features built-in robes. Upstairs, the second bedroom offers flexibility as a home office or guest retreat. Outside, the expansive backyard includes drive-through access to a double garage and cellar, with plenty of room to renovate, extend (STPC) or simply enjoy this exceptional lifestyle opportunity in sought-after Marden.

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20 Hackett Terrace, Marryatville

## Timeless Character Meets Contemporary Luxury

5 2 2

Perfectly positioned in the heart of highly sought after Marryatville, this beautifully maintained 1920s freestone fronted bungalow masterfully blends timeless character with the comfort and sophistication of a quality Scott Salisbury Homes extension. Set on a generous 774sqm allotment, this exceptional residence offers an enviable family lifestyle in one of Adelaide's most prestigious eastern suburbs.
Rich in original charm, the home showcases many classic bungalow features, including stunning Baltic pine timber floorboards, soaring ceilings, decorative timberwork and wide skirtings. Thoughtfully extended and meticulously maintained, it delivers flexible family living with four spacious bedrooms, a dedicated study and multiple living and entertaining zones.

**FOR SALE**
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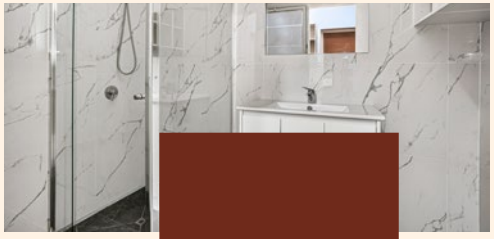

I am Sold

6 Bedford Street, Mansfield Park

## Prime 780sqm Allotment with 18.28m Frontage

3 1 1

Offering comfortable living today with exciting future potential, this is a property that ticks all the boxes. The home features three bedrooms, a spacious living area, functional kitchen, updated bathroom and ample off-street parking, all set on a substantial block in a rapidly growing location.

- Generous 780sqm (approx.) allotment
- Spacious living
- Air conditioning
- Lock-up garage plus carport
- Large backyard with plenty of room for future improvements
- Excellent investment or development potential (STPC)
- Convenient location close to schools, shops and public transport

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47 Lurline Street, Mile End

## Rare land holding in a highly sought-after location.

6 4 3 836m2

This highly versatile opportunity presents the perfect option to move straight in, renovate, invest or redevelop (Subject to Planning Consent) and capitalise on this prized city-fringe allotment. Positioned within the Established Neighbourhood zoning and only 3km from the Adelaide CBD and just over 6km to Henley Beach, this location offers the ideal balance of vibrant city living and relaxed coastal lifestyle. Adding further appeal, the popular Henley Beach Rd shopping precinct, cafes and restaurants are only moments from your doorstep.
The existing residence offers generous accommodation with 6 bedrooms, 4 bathrooms and 3 kitchens, providing flexible living options for large families, multi-generational living or potential rental income.

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13B Princess Drive, Modbury

# Brand New Contemporary Living with Space, Style & Quality

4 2 2 244m2*

Brand new and completed in 2026, 13B Princess Drive, Modbury presents an outstanding opportunity to secure a beautifully finished, north facing Torrens titled home combining contemporary design, quality finishes and an impressive 244sqm of living.
Perfectly suited to first-home buyers, downsizers and families, eligible purchasers can take advantage of $0 stamp duty, while investors will appreciate the potential tax depreciation benefits that come with purchasing a brand new home.
Step inside and you are welcomed by a spacious, light filled interior where modern finishes and thoughtful design are evident throughout. At the heart of the home is the expansive open plan kitchen, living and dining area, enhanced by floating floors and designed to bring everyday living and entertaining together.

**FOR SALE**
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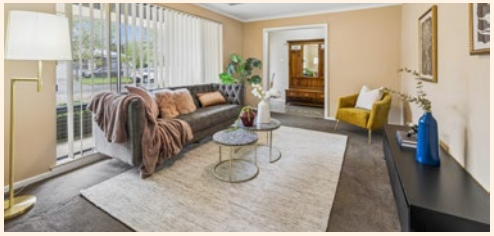

11 Archer Road, Morphett Vale

# Spacious Family Living with Pool, Flexibility & Outdoor Appeal

5 2 4

Set on a generous 601sqm corner allotment, this spacious five bedroom family home offers an excellent combination of space, flexibility and outdoor living. With a swimming pool, multiple living areas and plenty of room for the whole family to enjoy, this is a home designed for comfortable everyday living and entertaining.

- Two dedicated office spaces
- Two separate backyard areas
- Central, functional kitchen
- Ducted reverse-cycle air conditioning
- Rear storage shed
- Flexible and versatile floor plan
- Solar panels

**FOR SALE**
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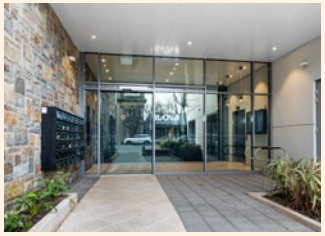

406/256 The Parade, Norwood

## Sweeping Hills Views with Sought After Parade Lifestyle

2 2 2

Positioned within the boutique Nuova Apartments and built in 2018, this sophisticated two-bedroom apartment captures sweeping views across Adelaide's picturesque south-eastern hills. Designed for first home buyers, investors, downsizers and professionals alike, the open plan kitchen, living and dining area flows effortlessly onto a generous balcony, perfect for entertaining. The designer kitchen features waterfall marble benchtops, a gas cooktop and semi-integrated dishwasher. The master suite offers a walk-in robe and luxurious ensuite, while the second bedroom includes a built-in robe. Ideally located on vibrant The Parade, you'll enjoy cafés, restaurants, boutique shopping and entertainment at your doorstep. Currently leased until 16 February 2027 at $775 per week.

**FOR SALE**
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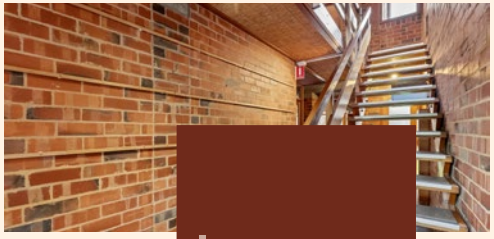

I am Sold

165 Mackinnon Parade, North Adelaide

## A Rare Residential & Commercial Opportunity

4 2 2

Occupying a commanding position along one of North Adelaide's most prestigious boulevards and overlooking the picturesque North Adelaide Parklands, this remarkable Local Heritage listed property presents an opportunity unlike any other.

The property is ideally suited to owner occupiers, professionals, investors and developers seeking a foothold in one of Adelaide's most tightly held locations. Whether you choose to capitalise on the approved residential conversion or continue its commercial use, the property offers outstanding flexibility and future potential.

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LJ Hooker

1 & 4/283 Fullarton Road, Parkside

# Fixed price - Parkside Luxury Living - Brand New House & Land

3 2 2

Positioned in one of Adelaide's most prestigious eastern suburbs, this architecturally designed development presents a rare opportunity to secure a premium residence just minutes from the CBD.
Thoughtfully designed for modern, low maintenance living, these homes offer a seamless blend of sophistication, functionality and high-end finishes - perfectly suited for professionals, families or astute investors seeking long-term value.
Convenience is unmatched, with the renowned Frewville Foodland complex just a short 3 minute walk away, Arkaba Village Shopping Cetre only moments from your doorstep and the vibrant Burnside Village precinct is only 5 mins away.

**FOR SALE**
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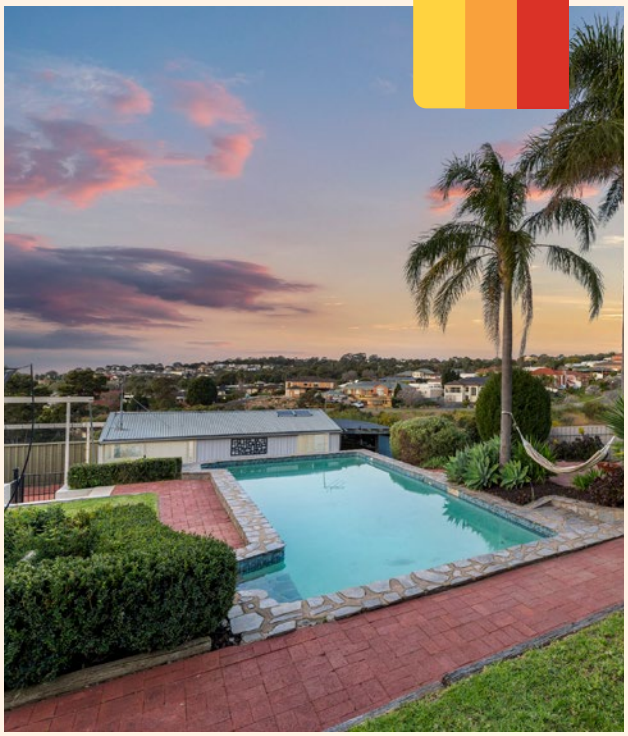

33 McGowan Road, Para Hills

# Private Oasis with Stunning Views!

4 1 1 1,200m2 1

Perfectly located and brimming with character, this 4 bedroom family home is move-in ready and waiting for its next chapter. From the separated studio/ home office to the timber mini bar, every detail has been thoughtfully cared for.

Outside is a true entertainers and family haven, from the pergola for year-round entertaining, elevated pool with stunning sunset views to the grassed area perfect for a trampoline or spot to relax.

Not to mention your private access gate to the walking trails behind the property, there's enough space for everyone to enjoy no matter what their interests are!

**AUCTION**
Saturday 10th October at 11:00am

**AGENTS**
Luke Mitchell
0411 703 055

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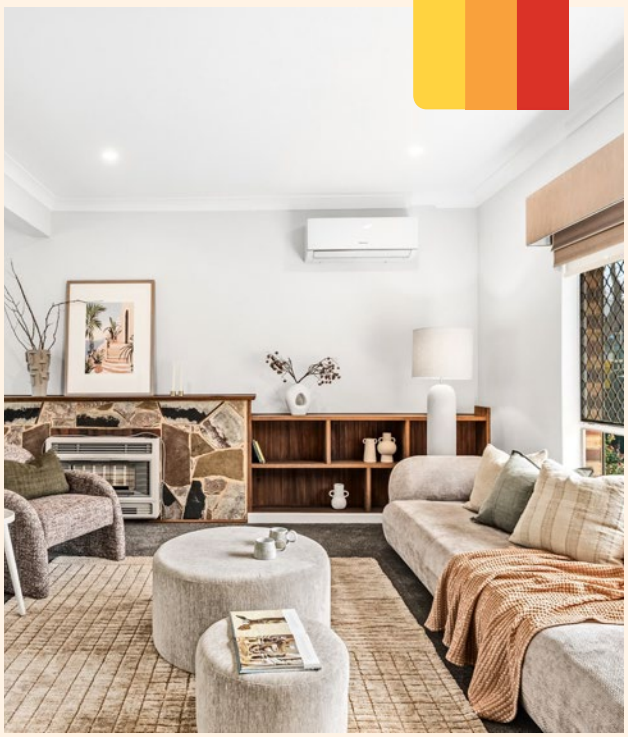

2 Thelma Street, Payneham

# A Classic Home with a Promising Future

3 1 1

Set on approximately 634sqm with an impressive 19.84m frontage, this 1960-built home presents an exciting opportunity for first home buyers, renovators, builders and developers. Slightly updated yet offering plenty of scope to add your own touch, the property features an oversized, light-filled open-plan living and dining area, original kitchen and three well-sized bedrooms with built-in robes.

Outside, enjoy a covered entertaining area overlooking beautifully manicured gardens, plus a substantial garage/workshop. Renovate and extend the existing home, build your dream residence or explore subdivision and redevelopment potential (STPC). Ideally positioned within walking distance of Marden Shopping Centre and just a short drive from the CBD and vibrant Parade, Norwood.

**FOR SALE**
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LJ Hooker

4/38 Seaton Terrace, Seaton

# Brand New Contemporary Living in the Heart of Seaton

3 2 2 205m2 approx

Best Offer By Tuesday 15th of September at 12pm (USP)

Sophisticated, spacious, and newly completed by Bella Build and Design, this beautifully crafted three bedroom residence brings together contemporary design, quality finishes and effortless low maintenance living in one of Adelaide's most convenient western suburbs.
Offering over 200sqm of thoughtfully designed living, this impressive home delivers a sense of space rarely found in a new build residence. Whether you're a first home buyer, downsizer, young family or investor, the combination of generous proportions, premium inclusions and a highly sought after Seaton location make this an opportunity not to be missed.

**FOR SALE**
Contact Agent

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LJ Hooker

6B Edwin Avenue, Tranmere

# Spacious Courtyard Living in a Prime Tranmere Location

3 2 1

Perfectly positioned in the highly sought after suburb of Tranmere, this beautifully presented low maintenance residence situated on a 369sqm allotment offers an outstanding lifestyle opportunity for families, downsizers and astute investors alike.

Designed with comfort and functionality in mind, the home comprises three well proportioned bedrooms, with the master suite featuring a charming bay window, walk-in robe and private ensuite. A formal lounge room provides additional living flexibility, while the well-appointed kitchen with dishwasher overlooks the spacious open plan family and dining area complete with a gas wall heater.

**FOR SALE**
Contact Agent

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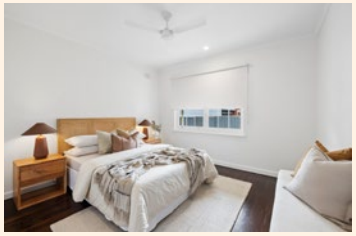
LJ Hooker



2/76 Northumberland Street, Tusmore

# North Facing Tusmore Treasure in a Wide Tree Lined Street

2 1 1

Discover the perfect blend of comfort and convenience in this delightful north facing unit on Northumberland Street, Tusmore. Situated in a highly sought after blue chip location, this property presents an exceptional opportunity for first home buyers, downsizers and savvy investors alike. The unit boasts a welcoming atmosphere with natural light streaming through, enhancing its inviting appeal.
Nestled in the heart of Tusmore, you'll find yourself just moments away from a variety of cafes, shops and essential amenities, ensuring everything you need is within easy reach. The vibrant community offers a serene suburban lifestyle with the added benefit of zoned to excellent local schools such as Linden Park and Burnside Primary and Marryatville High School.

**FOR SALE**
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LJ Hooker

30 Keynes Avenue, Warradale

## Spacious Family Living on a Generous 722sqm Allotment.

4 2 2

This spacious family home offers comfortable living in the highly sought after suburb of Warradale.

Designed with family functionality in mind, the home features 4 well sized bedrooms, 2 bathrooms and secure parking for multiple vehicles. Conveniently located close to local schools, public transport, shopping centres and everyday amenities, this property presents an outstanding lifestyle opportunity.

A fantastic opportunity for families, investors or those seeking extra space in a convenient coastal fringe location.

**FOR SALE**
Contact Agent

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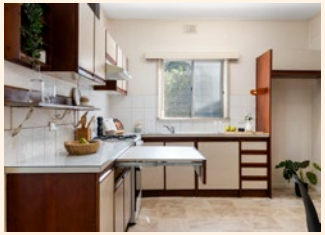

18 Sudholz Road, Windsor Gardens

## A Corner Opportunity

3 1 1 3

Set on a sought-after corner block with dual driveway access, this three bedroom home is an appealing choice for first home buyers and investors alike.
Inside, comfortable, easy-care living across three bedrooms and a central bathroom means nothing to do but move in or lease out.
Outside features easy care gardens with dripper systems, the garage features power and concrete floor, adding genuine versatility, from workshop to secure storage.

Minutes from the CBD, Linear Park walking trails, local schools and ample shopping options, this location continues to deliver strong growth and rental demand.

**BEST OFFERS BY**
Mon 5th Oct at 1pm

**AGENT**
Luke Mitchell
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LJ Hooker

## It’s the difference between a hassle and a seamless property investment experience.

Call Kirsty on 0422 005 721 to discuss property management.

# Adelaide Metro

## Rental Performance

PAST 12 MONTHS

In the past 12 months, the median listing time for LJ Hooker Adelaide Metro properties is 15 days on market. The average rental price is $600 a week.

**15**

MEDIAN DAYS ADVERTISED

**$620**

MEDIAN RENTAL PRICE

# Recently Leased

| ADDRESS | | | | AGENT | WEEKLY LEASED PRICE | LEASED ON |
|---|---|---|---|---|---|---|
| 24 Devereux Road, Hazelwood Park SA 5066 | 4 | 1 | 1 | Jackson Dodwell | $550 | 14 Oct 2026 |
| 3 / 314 Military Road, Semaphore Park | 4 | 2 | 1 | Jackson Dodwell | $890 | 14 Oct 2026 |
| 5 / 2 Botanic Grove, Campbelltown | 3 | 1 | | Jessica Dimasi | $560 | 8 Oct 2026 |
| 10 / 23 Davenport Tce, Hazelwood Park | 2 | 1 | | Jackson Dodwell | $490 | 8 Oct 2026 |
| 1 / 72 Harvey Street, Collinswood | 2 | 1 | | Jackson Dodwell | $525 | 7 Oct 2026 |
| 24 Arcoona Avenue, ROSTREVOR | 3 | 1 | | Jiawen Gao | $630 | 2 Oct 2026 |
| 5 / 2 Hender Avenue, Klemzig | 1 | 1 | | Jessica Dimasi | $420 | 2 Oct 2026 |
| 10 Snowy Drive, Valley View | 4 | 2 | 1 | Tony Tang | $690 | 1 Oct 2026 |
| 10 Caleb Street, Marden | 3 | 1 | 1 | Amanda Walasek | $620 | 28 Sep 2026 |
| 4 / 46 Sansom Road, Semaphore Park | 2 | 1 | | Jessica Dimasi | $500 | 25 Sep 2026 |
| 15 / 77a Chellaston Road, Munno Para West | 3 | 1 | 1 | Keith Brown | $550 | 24 Sep 2026 |
| 3 Hampton Drive, Oakden | 3 | 1 | 1 | Jiawen Gao | $640 | 23 Sep 2026 |
| 8 / 33 Battams Road, Royston Park | 2 | 1 | | Jackson Dodwell | $550 | 21 Sep 2026 |
| 13 Madison Avenue, Two Wells | 4 | 2 | 2 | Keith Brown | $750 | 18 Sep 2026 |
| 3 / 9 Cranbrook Avenue, Rostrevor | 3 | 2 | 2 | Jiawen Gao | $650 | 16 Sep 2026 |

OUR RENTAL AVAILABILITY CAN CHANGE QUICKLY!

SCAN HERE FOR OUR LATEST RENTALS OR VISIT

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LJ Hooker Adelaide Metro