



**1/10 Rose Street SMITHFIELD SA**

**3** **2** **1**

\*For an in-depth look at this home, please click on the 3D tour for a virtual walk-through or copy and paste this link into your browser\*

Virtual Tour Link:  
<https://my.matterport.com/show/?m=5WRHFtN3vC>

To submit an offer, please copy and paste this link into your browser:  
<https://www.edgerealty.com.au/buying/make-an-offer/>

Mike Lao, Brendon Ly and Edge Realty RLA256385 are proud to present to the market this lovely brick veneer villa with three bedroom, two bathrooms and an open plan living area offering plenty of space to satisfy all your lifestyle needs. The property is currently tenanted with a fixed lease of \$350 per week in place until 27/08/2023.

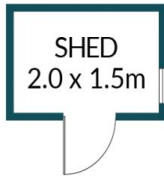
**Price** : \$ 400,000  
**Building Size** : 145 sqm  
**Land Size** : 311 sqm  
**View** : <https://www.edgerealty.com.au/sale/sa/north-north-east-suburbs/smithfield/residential/house/7493928>



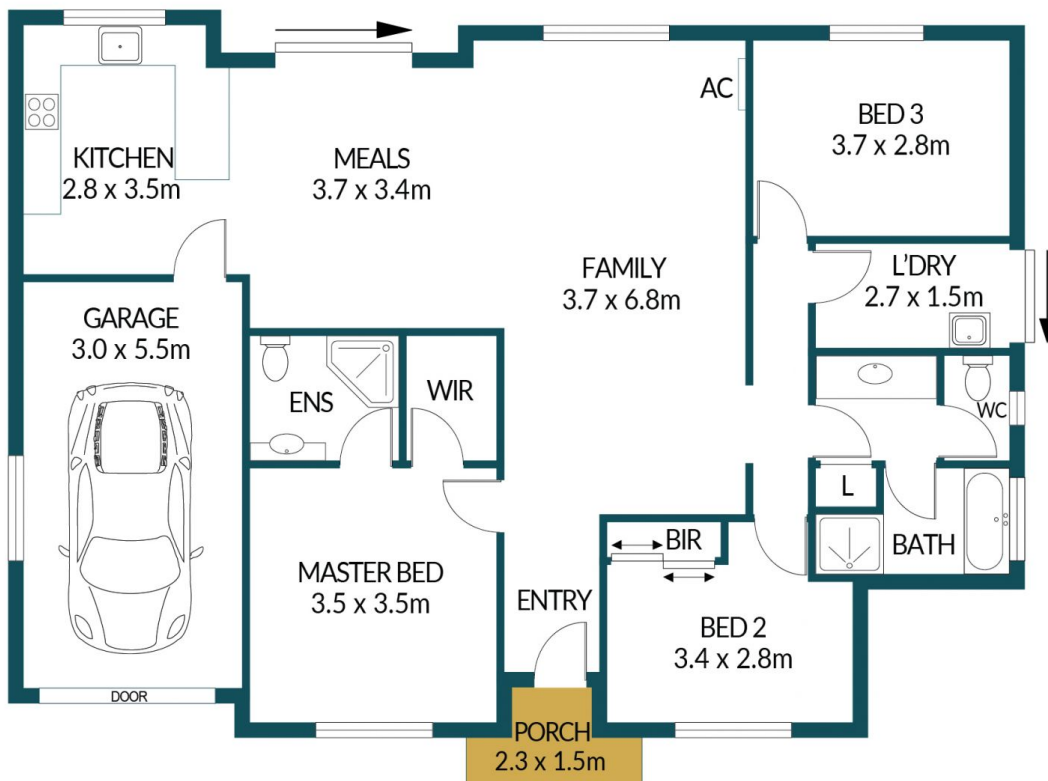
**Mike Lao**  
0410390250



**Brendon Ly**  
0447888444



RWT



## 1.10 ROSE STREET, SMITHFIELD

### Disclaimer

Plans shown are for marketing purposes only. All dimensions are approximate and not to scale. They are subject to errors and inaccuracies and no liability will be accepted. Interested parties should make their own enquiries. Inclusions and exclusions must be confirmed in the Residential Contract.

### APPROXIMATE DIMENSIONS

|         |                     |
|---------|---------------------|
| LIVING: | 107.2m <sup>2</sup> |
| GARAGE: | 16.5m <sup>2</sup>  |
| PORCH:  | 2.4m <sup>2</sup>   |
| SHED:   | 3.0m <sup>2</sup>   |
| TOTAL:  | 129.1m <sup>2</sup> |