



### 37 Billabong Road PARA HILLS SA

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To submit an offer, please copy and paste this link into your browser:

<https://airtable.com/shrBb12PXtTjyZAXm>

Mike Lao and Edge Realty are proud to present to the market this renovator's dream in a sought-after section of Para Hills. There is so much scope to improve this property and create an idyllic family abode or perhaps you're simply looking to make some cosmetic updates and offer the home for rent, the choice is all yours.

The entry opens to reveal a spacious, open and split level family, meals and kitchen area. This will be the hub of everyday life as you gather with friends and family for a delicious dinner or unwind in front of the TV for movie night. An abundance of natural light floods in through the oversized windows and enhances the sense of space and

**Price** : \$ 302,000  
**Land Size** : 735 sqm  
**View** : <https://www.edgerealty.com.au/sale/sa/north-north-east-suburbs/para-hills/residential/house/6453772>



**Mike Lao**  
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**Tyson Bennett**  
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## 37 BILLABONG ROAD, PARA HILLS

### APPROXIMATE DIMENSIONS

LIVING:	90.7m <sup>2</sup>
CARPORT:	17.9m <sup>2</sup>
WORKSHOP:	36m <sup>2</sup>
PERGOLA:	6.9m <sup>2</sup>
PORCH:	11.6m <sup>2</sup>
VERANDAH:	21.7m <sup>2</sup>
TOTAL:	184.8m <sup>2</sup>

### 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.



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