

**1/11 Louisa Street, Adelaide, SA 5000**

**Townhouse For Rent**

Monday, 22 April 2024

1/11 Louisa Street, Adelaide, SA 5000

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Type: Townhouse**



Georgina Bueti  
0405112599

**\$650pw**

Georgina Bueti of Rental Property Network is pleased to present this stunning and stylish two storey townhouse quietly positioned between Gilles Street & South Terrace, and just steps to the popular Mister Pigeon Café & vibrant Hutt Street amenities. WHAT WE LOVE ABOUT THIS HOME: \* 3 bedrooms upstairs - bedroom 1 with balcony access, all with built in robes, new blinds \* 2 stunning sparkling bathrooms (one upstairs and one downstairs) \* Large lounge room with porcelain tiles and bright sunny outlook \* Gourmet kitchen with all the modern conveniences - dishwasher, Miele built-in fridge/freezer, Miele oven and ceramic cooktop! \* Gorgeous stone benchtop to kitchen island with an abundance of cabinetry under bench and over head \* Spacious dining area opposite kitchen \* Seamless indoor to outdoor entertaining with bifold doors out to the hardwood deck and private rear yard. \* The main bathroom offers floor to ceiling porcelain tiling, frameless glass shower cubicle and dual flush toilet with soft close lid all the little things you don't notice until you have them! \* Downstairs bathroom just as stylish also with floor to ceiling tiles and modern fittings and 2nd toilet \* Ducted cooling and heating panels downstairs for year round comfort \* Brand new sheer and blackout blinds \* Front entrance with carport and space for smaller 2nd vehicle \* Integrated laundry Set in a quiet one way street in the very sought after "Gilles East" precinct of Adelaide and with only a short stroll to the parklands, this is the one you've been waiting for! INSPECTIONS: This home will be open to view this Saturday 27th April from 11.00am - 11.15am Please register by clicking on the red "GET IN TOUCH" button TENANCY TERMS: Lease term: 12 month lease preferred Pets: Pet friendly - small pets only! Water: Tenant(s) will be responsible for water usage and supply Internet: Tenant(s) responsibility to complete own investigations and enquiries IMPORTANT: \* Only those who have inspected the property in person will be eligible to apply \* Applications will be processed only if fully completed with required ID attached - any occupant over 18 years old must submit an application \* Applicants will need to meet the 'rent to income' ratio. The 'rent-to-income' ratio is the percentage of income a tenant will need for the monthly rent. \* Applicants need to make their own enquiries and investigations into internet / NBN availability at the property. Every care has been taken to verify the correctness of all details used in this advertisement. However no warranty or representative is given or made as to the correctness of information supplied and neither the owners nor their agent can accept responsibility for error or omissions.