

# 1/29 Cudmore Terrace, Marleston, SA 5033



## Sold Unit

Thursday, 9 November 2023

1/29 Cudmore Terrace, Marleston, SA 5033

Bedrooms: 2

Bathrooms: 1

Parkings: 3

Area: 238 m2

Type: Unit



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**\$548,950**

Central to the city and the sea positioned in a private group, this spacious homette offers comfortable and low maintenance living.. Prepare to be delighted by the charming features throughout, with generous bedrooms, the master with a generous BIR. The modest separate lounge room effortlessly connects to the kitchen/meals area providing seamless interaction with your guests - While the central bathroom services both bedrooms.A location that's hard to beat in the sought after area of Marleston. Just a short stroll to local cafes, eateries and takeaway options and nearby to Adelaide Airport and Harbour Town.Key features- Central kitchen with quality appliances and dishwasher- Updated kitchen and bathroom- 2 generous sized bedrooms- Built in linen cupboard- Split system air-conditioning- Generous front yard- Carport and off-street parking- Undercover, paved entertaining area- Low maintenance gardensSpecificationsTitle: Strata titledYear built: 1972Land size: 238sqm (approx)Council: City of West TorrensStrata rates: \$445.40pq (approx)Council rates: \$1,092.05pa (approx)ESL: \$79.25pa (approx)SA Water & Sewer supply: \$153.70pq (approx)All information provided including, but not limited to, the property's land size, floorplan, floor size, building age and general property description has been obtained from sources deemed reliable. However, the agent and the vendor cannot guarantee the information is accurate and the agent, and the vendor, does not accept any liability for any errors or oversights. Interested parties should make their own independent enquiries and obtain their own advice regarding the property. Should this property be scheduled for Auction, the Vendor's Statement will be available for perusal by members of the public 3 business days prior to the Auction at the offices of LJ Hooker Mile End at 206a Henley Beach Road, Torrensville and for 30 minutes prior to the Auction at the place which the Auction will be conducted. RLA 242629