

1/45 York Street, Adelaide, SA 5000



Sold Apartment

Friday, 3 November 2023

1/45 York Street, Adelaide, SA 5000

Bedrooms: 2

Bathrooms: 1

Parkings: 2

Area: 97 m2

Type: Apartment



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\$527,000

Cool Corner Apartment Overlooking Rundle St With 2 Side By Side Car Parks! This superb, light filled corner apartment is not your normal offering in this popular 2004 built group. Each room has double glazed windows with a view including the living room which looks out onto cosmopolitan Rundle St. This is one of Adelaide's most sought after precincts smack bang in the middle of all of our fantastic festivals as well as our best shopping and entertainments strips. Parking is no problem as this apartment comes with 2 side by side carparks which is unheard of for a property at this price point. This immaculately maintained city pad is still in the hands of the original owner and they have used it for various purposes over the years and are currently running it as a high yielding Airbnb venture. The 22-23 Financial year figures were approximately \$41,000+ which equates to around \$788.00 per week, gross return. This also offers the opportunity to use the apartment when it is not being rented out, perfect for those country or interstate buyers who come down to Adelaide to visit on a regular basis! The Why To Buy : -) * 2 Spacious bedrooms with floor to ceiling built-in robes * Generous, light-filled living & dining area with views * Modern kitchen with gas cooking & plenty of storage * Neat & tidy bathroom & laundry * Freshly painted throughout * Secure intercom access * Furniture can be negotiated * Reverse cycle air conditioning * All double windows which equates to double glazing effect throughout * 2 Secure side-by-side car parks - (current owner is interested in renting 1 car park back?) Enjoy the cosmopolitan lifestyle that Adelaide's east end is famous for! Rundle Street, Rymill Park, Rundle Mall, trendy cafes, restaurants and wine bars, all right on your doorstep! Along with Adelaide Universities, Lot 14, Botanic High School and Adelaide Oval only minutes away. For any further information please contact Andrew Downing, The City Specialist on 0404 882 311. All information provided has been obtained from sources we believe to be accurate, however, we cannot guarantee the information is accurate and we accept no liability for any errors or omissions (including but not limited to a property's land size, floor plans and size, building age and condition) Interested parties should make their own inquiries and obtain their own legal advice.