

**1/660 Lower North East Road, Paradise, SA 5075**



**Townhouse For Sale**

Wednesday, 3 April 2024

1/660 Lower North East Road, Paradise, SA 5075

**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 1**

**Type: Townhouse**



Will Fitridge  
0423479866



Jim DeGregorio  
0466469001

**\$495k - \$540k**

Offer Close Wed, 17th Apr - 3pm (usp) Perfect for those looking to purchase an investment to add to their portfolios or first home. In close proximity to Newton Central, schools, Paradise interchange and parks with Linear Park just down the road. As you enter the home through the gated entrance with intercom you are greeted by an open plan kitchen/meal and living area, with access to your rear courtyard. Downstairs also has a euro laundry and plenty of cupboard space. Upstairs you will find two well sized bedrooms; a master bedroom illuminated with natural light from your private balcony and ensuite, and bedroom two with built-in mirrored robe, and balcony which are serviced by the main bathroom. What we love; - Ducted reverse cycle air-conditioning - BBQ gas points in rear yard - Stainless still kitchen appliances including dishwasher - Two upstairs balcony and courtyard- Security alarm system - Single lock up remote garage with valuable internal access - Off street visitor carparking You will love being just walking distance to the O-Bahn at Paradise Interchange, Campbelltown Centre Shopping precinct, some of the best Italian cafes in Adelaide and only a short walk to Linear Park! Do not miss out on this fantastic opportunity! Certificate of Title - 6180/937 Council - Campbelltown Zoning - UC(Bu) - Urban Corridor (Business) Year Built - 2016 Total Build area - 117m<sup>2</sup> Council Rates - \$1,230.65 pa SA Water Rates - \$153.70 pa Emergency Services Levy - \$122.55 pa Body Corporate Admin Fund Levy - tba Body Corporate Sinking Fund Levy - tba All information or material provided has been obtained from third party sources and, as such, we cannot guarantee that the information or material is accurate. Ouwens Casserly Real Estate Pty Ltd accepts no liability for any errors or omissions (including, but not limited to, a property's floor plans and land size, building condition or age). Interested potential purchasers should make their own enquiries and obtain their own professional advice. OUWENS CASSERLY - MAKE IT HAPPEN™ RLA 275403