

1/726 Lower North East Road, Paradise, SA 5075



House For Sale

Tuesday, 28 May 2024

1/726 Lower North East Road, Paradise, SA 5075

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Area: 99 m2

Type: House



Joe Hibeljic
0431334630



Vanessa Bianco
0426031255

Auction On-Site Saturday 15th June 12:30PM

Welcome to 1/726 Lower North East Road, Paradise, a delightful two-bedroom gem that offers a perfect blend of comfort and convenience. You are welcomed by stunning high-pitched ceilings, creating a sense of warmth while enhancing the spacious feel of this home. Step inside this inviting unit to discover a cozy family room with both a split system air conditioner and a wall heater, ensuring year-round comfort and enjoyment. The open-plan kitchen and meals area is ideal for both everyday living and entertaining, featuring a gas stove and ample storage and counter space to inspire your culinary adventures. The property boasts two well-appointed bedrooms, each with laminate floorboards that enhance the warm, homely feel of the space. The master bedroom is further elevated by a built-in wardrobe, providing functional storage space. The bathroom, complemented by a separate toilet, is designed with practicality in mind. While a convenient laundry room with a linen cupboard provides additional storage solutions. Enjoy the ease of access to your private courtyard, perfect for morning coffees or evening relaxation. Completing this home is a single residential carport providing secure and convenient parking. Nestled in a prime location, this property is a stone's throw away from a variety of amenities. Enjoy the lush greenery at Apollo Avenue Reserve, Campbelltown Memorial Oval, and Moseley Reserve, all just a short walk away. For your educational needs, Adelaide East Education Centre and Charles Campbell College are within close proximity. Indulge in delicious meals at nearby dining options such as Dilano's Risotto Pasta Bar and Panini Brothers. 1/726 Lower North East Road, Paradise offers the perfect blend of lifestyle and location, making it an ideal choice for those seeking a cozy home in a vibrant community. Don't miss this great investment opportunity today!

Property Features:

- Two-bedroom and one-bathroom unit
- The master bedroom features a built-in wardrobe
- Open plan family, meals, and kitchen area
- Split system air conditioning and a wall heater in the family room
- The kitchen offers a large pantry, gas cooking, and ample timber storage and bench space
- High pitched ceilings with ceiling windows allowing natural light and create space
- Timber features throughout the unit
- Curtains fitted throughout the unit for privacy and comfort
- Laminate timber floorboards throughout the beds and living spaces
- The bathroom provides a bathtub, shower, vanity, and separate toilet
- Laundry room with storage space and backyard access
- Gas hot water system for convenience
- Rear paved courtyard with secure gate access
- Single residential carport for secure parking

Schools: The nearby unzoned primary schools are Paradise Primary School, Dernancourt School, Athelstone School, and East Torrens Primary School. The nearby zoned secondary school is Charles Campbell College. Information about school zones is obtained from education.sa.gov.au. The buyer should verify its accuracy in an independent manner. Currently Tenanted until 17/08/24 with a rental income of \$360 per week.

Auction Pricing - In a campaign of this nature, our clients have opted to not state a price guide to the public. To assist you, please reach out to receive the latest sales data or attend our next inspection where this will be readily available. During this campaign, we are unable to supply a guide or influence the market in terms of price.

Vendors Statement: The vendor's statement may be inspected at our office for 3 consecutive business days immediately preceding the auction; and at the auction for 30 minutes before it starts.

Norwood RLA 278530 Disclaimer: As much as we aimed to have all details represented within this advertisement be true and correct, it is the buyer/ purchaser's responsibility to complete the correct due diligence while viewing and purchasing the property throughout the active campaign.

Property Details: Council | CAMPBELLTOWN Zone | UC(Bu) - Urban Corridor (Business) House | 99sqm (Approx.) Built | 1976 Council Rates | \$TBC pa Water | \$TBC pq ESL | \$TBC pa