

1007/104 North Terrace, Adelaide, SA 5000



Sold Apartment

Sunday, 22 October 2023

1007/104 North Terrace, Adelaide, SA 5000

Bedrooms: 2

Bathrooms: 1

Area: 82 m2

Type: Apartment



Toby Shipway
0413600919

\$402,000

Situated on the 10th floor this spacious two bedroom apartment offers stunning views over the city, Adelaide Hills and sunsets over the ocean. Whether you're looking for an exciting city lifestyle or an excellent investment property in a desirable city location, you need look no further. Currently tenanted for \$600 per week until May 2024. Located on the vibrant North Terrace directly adjacent the iconic Adelaide Oval and River Torrens Precinct, everything city living has to offer is right at your doorstep. Further attractions include the Adelaide Casino, Entertainment Centre, Festival Theatre, Adelaide Convention Centre, Rundle Mall and the new Royal Adelaide Hospital. Less than 500 metres away you'll also find the expansive Medical Precinct consisting of the new Royal Adelaide Hospital (RAH), South Australian Health and Medical Research Institute (SAHMRI), South Australian Health and Biomedical Precinct (SAHBP), Uni SA Health Innovation Building (HIB) and the Adelaide Health and Medical Sciences Building (AHMS). First Class restaurants and bars are just a short walk away with gourmet shopping at nearby Central Markets and Gouger Street. Adelaide University, University SA and TAFE are all very close with secondary education zoning for Adelaide High School. Transport options easily accessible with the tram, Adelaide Train Station and major bus stops only a minute away. The apartment comes fully furnished and is beautifully appointed with a wide entrance hallway leading you through the apartment to the open plan living and dining space complimented with floating floors throughout and stunning views over the city, Adelaide Hills and sunsets over the ocean. The kitchen is well equipped with a 4-burner cooktop, oven, dishwasher and an island bench. The two bedrooms are excellent size with built in robes, the main bedroom also with your own private balcony and direct access to the two-way bathroom separate spa bath, shower and quality fixtures. Further features include a fully contained kitchen, European Style laundry in the bathroom, ducted reverse cycle air conditioning and excellent security with 24 hour reception, intercom and a swipe card system to allow access to all parts of the building. Last but not least are the resort style facilities with indoor heated lap pool, spa, sauna, and gym. All maintained through the body corporate rates. Live in as an owner occupier and enjoy a low maintenance city lifestyle or take advantage of this prime location and reap the benefits as an investment property, the choice is yours!

PROPERTY INFORMATION: Council Rates: \$1,815.00 per annum (approx.) Water Rates: \$160.00 per quarter (approx.) Emergency Services Levy: \$495.00 per annum (approx.) Community Fees: Admin Fund: \$1,325.00 per quarter (approx.) Sinking Fund: \$308.00 per quarter (approx.) 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 enquiries and obtain their own legal advice. RLA 181689