

11/18 South Esplanade, Glenelg, SA 5045



Apartment For Sale

Wednesday, 17 January 2024

11/18 South Esplanade, Glenelg, SA 5045

Bedrooms: 2

Bathrooms: 2

Parkings: 1

Type: Apartment



Rhys Digance
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David Ferrari
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Best Offer By 05/02 (USP)

Best Offer By 5th of February (USP) Perfectly positioned on the 3rd floor of the prestigious West Kent building, this generously proportioned, two-bedroom apartment epitomises beachside living with the Glenelg Beach on your doorstep. Downsize, families and investors, along with those that are looking for a true lifestyle location are certain to be drawn to this rare opportunity. Offering a spacious and light filled layout, the recently renovated kitchen overlooks the open plan living/dining area and features a breakfast bar, stone bench tops and quality appliances including dishwasher & induction cooktop. The substantial living space opens to the private, covered balcony where you are sure to spend a large portion of your time taking in the hills views from your prized position, comfortably shielded from the elements. Key Features:- Recently renovated kitchen complete with induction cooktop, quality benchtops, breakfast bar, and ample storage- Open plan living and dining area opening to the private balcony through the floor to ceiling glass doors- Two generous sized bedrooms, both include built in robes- Master bedroom includes ceiling fan, direct access to the private balcony and ensuite complete with bath, shower, vanity & toilet- Central bathroom with shower, large vanity & toilet- Laundry room includes ample bench space & sink- Private balcony - showcasing the stunning Eastern views toward the hills and with cafe blinds allowing for year round use - Designated underground car park- Lock up storage cage- Ducted reverse cycle air conditioning- Secure access to the building + intercom system- Communal deck - ideal for hosting a BBQ- Zoned to Brighton High School Located in a true lifestyle location, you are less than 1km walk to the iconic Jetty Road, as well as a short walk to Holdfast Shores Marina and Glenelg Beach. Local amenities including Glenelg Golf Club, Glenlea Tennis Club and Novar Gardens Bowling Club as well as quality schools; Immanuel College and St Leonards primary are all within minutes. It is easy to get to the CBD with several bus stops and the Glenelg tram just a short walk away, making it ideal for professionals and young families as well as downsizers and empty nesters. Westfield Marion, Harbour Town, as well as a variety of other local amenities are all easily accessible in this highly sought after beachside location. Specifications: Year Built / 1988 Council / Holdfast Bay Council Rates / \$401 PQ Strata Rates / \$752 PQ 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 254416