

13/7 Buckle Street, Glenelg North, SA 5045



Townhouse For Sale

Tuesday, 11 June 2024

13/7 Buckle Street, Glenelg North, SA 5045

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 127 m2

Type: Townhouse



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\$795,000 - Best Offer By 18th June 12pm (USP)

Discover the epitome of convenience and coastal living in this stunning 3-bedroom townhouse in Glenelg North, where Jetty Road and Glenelg Beach are right at your doorstep. Walking distance to Jetty Road, with its array of cafes, restaurants, specialty shops and Event cinemas offering a unique blend of leisure and entertainment. You are welcomed into a spacious open-plan living, dining, and kitchen area, a versatile space perfect for creating your own sanctuary. The kitchen features SMEG appliances, a large breakfast bar with ample bench space, a gas stovetop, and a dishwasher. For added convenience, a powder room is located on the lower level as well as under stair storage. This property is ideal if security is a concern with additional benefits of internal remote access for the driveway gate, intercom for visitors, recently installed Crimsafe screen doors to the downstairs, and an alarm system providing privacy and security. Step outside to discover a secluded courtyard with a private and versatile covered verandah, ideal for entertaining guests or unwinding in tranquillity. This low-maintenance outdoor space offers generous room, seamlessly blending indoor and outdoor living experiences. Enjoy the convenience and again, the security of remote gate access, ensuring that your outdoor haven remains exclusively yours while providing peace of mind. Worried about rising power costs or carbon footprint? Strike that from your mind, this property features 13kW solar panels along with a battery, and can run the home for up to 3 days off the grid. To complement this, and continue the well-appointed theme of the home, plantation shutters have been installed throughout for light, insulation, and noise control. Venture upstairs to discover the expansive landing ideal for remote work, or with an antenna outlet for the TV it can be turned into a 2nd living area, ideal for a teenage retreat. This home has 3 generously sized bedrooms, the master features a large discrete, behind wall walk-through robe, access to a private balcony, and an ensuite with a spacious vanity. The main bathroom, servicing the other upstairs areas, features a large vanity and includes a bathtub and separate shower for your convenience. Additional features of this home include ducted reverse cycle air conditioning throughout, and an oversized double garage, capable of housing 2 cars and a motorbike. The newly installed Crimsafe screen doors on the lower level of the home capitalise on the cooling ocean breeze in summer. The location and convenience of this home is perfect, with a short walk bringing you to the sandy shores of Glenelg Beach and Marina Pier Glenelg, featuring a range of restaurants & bars on the waterfront. You are conveniently just a short walk from the tram and bus stops, offering direct access to the CBD, as well as buses to Harbourtown and Westfield Marion. For shopping and dining, Aldi, Coles, Woolworths, and a variety of specialty shops and eateries are nearby. Additionally, the renowned Jetty Road, with its Event Cinemas, is only 250 metres away. Families will appreciate the property's zoning to St Leonards Primary School and the proximity to other quality schools such as Immanuel College, Westminster School, and Sacred Heart College. Experience the best of coastal and cosmopolitan living in this beautiful Glenelg North residence, where convenience meets comfort in every corner.

What we Love:

- Expansive open-plan living, dining, and kitchen area with plenty of under-stair storage
- Kitchen with large breakfast bar and gas stovetop and dishwasher, all Smeg appliances
- Great flow through private covered courtyard area ideal for winter BBQs
- Downstairs powder room
- Large upstairs landing space ideal for 2nd living or work from home/study area
- 3 generous bedrooms, master with walk-through robe and ensuite
- Private balcony off the master bedroom
- 13KwH solar system with 13KwH back up battery, can run household for up to 3 days with no draw from the grid
- Spacious main bathroom with bathtub and separate shower
- Ducted reverse cycle air conditioning throughout
- Oversized double garage
- Plantation shutters throughout
- New Crimsafe screen doors downstairs
- Within 250 metres walk to Glenelg Beach, Aldi, Coles, Woolworths, Event cinemas, cafes, restaurants, and specialty shops on Jetty Road
- Walking distance to tram & bus stops
- 10-minute drive to Westfield Marion for shopping and entertainment
- Zoned to several of Southern Adelaide's prestigious schools

Specifications
Year Built: 2016
Council rates: \$1,343.95 per annum
ESL: \$321.20 per annum
Land Size: 127sqm approx.
Community Admin Levy: \$173.21 per quarter
Community Sinking Fund Levy: \$21.11 per quarter
Rental Details: \$690 per week until 2/9/2024
Title: Community Disclaimer: 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.