

**1412/297 Pirie Street, Adelaide, SA 5000**

**HARRIS**

**Apartment For Sale**

Friday, 3 May 2024

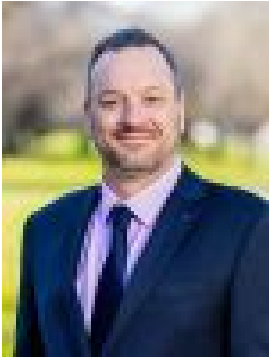
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**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 1**

**Type: Apartment**



Sean Bennett  
0405788705

**\$649k-\$679k**

Stunningly positioned on the fourteenth floor and just under the top penthouse level, is this spacious 2 bedroom apartment located on the south eastern corner of the building with uninterrupted and panoramic views that will leave you and your guests absolutely speechless. Inside the apartment boasts a wonderful sense of style, and large picture windows throughout the property capture the beauty of the city to the hills from every angle and every room. Both bedrooms have built in robes and the 2 bathroom configuration means that there is a private bathroom for roomies.....if you decide to share your exclusive pad! There are many features of this offering that will set this apart from the rest, not only is the location in the prime eastern pocket of the city but the building has some of the best security for its occupants, there is excellent car parking for 1 car, communal BBQ area and an impeccable attention to making sure that the building is always looking its best. This is one for the astute buyer that doesn't want to settle for anything but the best that the price can offer as well as the lifestyle it provides. It is currently tenanted so viewing by appointment is required. Specifications: CT / 6234/817 Council / Adelaide Zoning / CC Built / 2018 Council Rates / \$1,745.85pa Strata Rates / \$1,040pq Strata Manager / Whittles Emergency Services Levy / \$133.15pa SA Water / \$204.18pq Estimated rental assessment / Written rental assessment can be provided upon request. Nearby Schools / Gilles Street P.S, Sturt Street Community School, Adelaide Botanic H.S, Adelaide H.S, Urrbrae Agricultural H.S. 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 (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 and financial advice. Should this property be scheduled for auction, the Vendor's Statement may be inspected at any Harris Real Estate office for 3 consecutive business days immediately preceding the auction and at the auction for 30 minutes before it starts. RLA | 226409