

18/11-15 Og Road, Klemzig, SA 5087

HARRIS

Unit For Sale

Tuesday, 16 January 2024

18/11-15 Og Road, Klemzig, SA 5087

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Type: Unit



Sally Jenkins
0418474642



Annabelle Moore
0438828654

\$285k-\$310k

Best offers by 12pm Tuesday 6th Feb (unless sold prior). Currently tenanted at \$355 per week. Stylishly updated kitchen, boasting a stainless steel gas cooktop, electric oven and large pantry. Beautiful laminate floors flow through to the generous open plan living area culminating in panoramic views of the picturesque Adelaide Hills. Property Features:- Updated kitchen and flooring- Two generous bedrooms- Allocated off-street car park- Heating and cooling for year-round comfort- Updated bathroom with separate bath and shower- 180 degree views of the city and the hills- Corner windows allowing an abundance of natural light- Separate lock up, private laundry- Plenty of storage- Private balcony- Large built in robes in both bedrooms- Obahn and bus transport nearby Located only 7kms from the CBD with multiple transport options and within close proximity to the River Torrens linear park, Greenacres Shopping Centre, Klemzig Primary School and Gaza Sporting Complex. A fantastic opportunity for first home buyers and investors alike. Specifications: CT / 5954/224 Council / Port Adelaide Enfield Zoning / General Neighbourhood Built / 1966 Council Rates / \$1,028pa Strata/Community Rates / \$380pq Strata/Community Manager / Strata Data Emergency Services Levy / \$85pa SA Water / \$215pq Estimated rental assessment / \$380 to \$400 per week / Written rental assessment can be provided upon request. Nearby Schools / Klemzig P.S, Hampstead P.S, Hillcrest P.S, Charles Campbell College. 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