

**2/25 Brookside Street, Oakden, SA 5086**

**HARRIS**

**Townhouse For Sale**

Wednesday, 20 March 2024

2/25 Brookside Street, Oakden, SA 5086

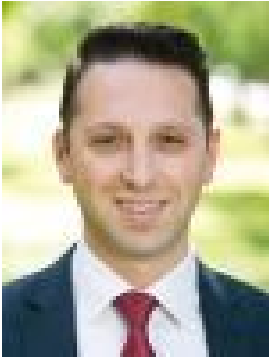
**Bedrooms: 3**

**Bathrooms: 1**

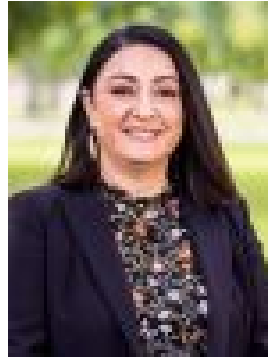
**Parkings: 1**

**Area: 127 m2**

**Type: Townhouse**



Paul Alvino  
0434857611



Effie Vlachoulis  
0412677189

## \$570k-\$595k

Relish in the leisurely lifestyle adorning this two-storey 2000's built townhouse in the heart of idyllic Oakden. Positioned opposite the Northgate shopping centre and around the corner from scenic Henry Wierda reserve, this residence offers a lifestyle of colour and convenience, with spacious cosy interiors to match! Boasting three bedrooms, including a master suite that truly captures the true essence of Oakden living; with direct access to the main bathroom and a private balcony, creating an ambience worth loving. Two additional light-filled bedrooms upstairs completes the picture. The main bathroom, is designed for simplicity and function, with the added convenience of private entry from the master bedroom. An additional toilet is discreetly situated downstairs through the laundry room, enhancing the home's practical layout. Downstairs, the kitchen, lounge and dining rooms are seamlessly integrated - a true space for gathering, with a spacious kitchen offering all necessary appliances. Step outside to the paved courtyard area at the rear, an ideal setting for entertaining guests or enjoying quiet moments outdoors. This space looks out over a tidy, low maintenance garden meaning more time with family and friends. Experience for yourself, this sweet and spacious townhouse in the thriving suburb of Oakden, a community bursting with convenience and beautiful green spaces. Embrace the opportunity to enjoy convenience at its best, with this tidy double storey home and live in peace and tranquillity. Features you'll love: \*Currently tenanted to great tenants at \$390pw until September 2024\* Community title in a small group of 7 townhouses\* 3 good sized bedrooms, master with mirrored built-in robe and balcony\* Functional main bathroom with separate tub and shower, with second toilet downstairs• Floating floors downstairs and carpet upstairs\* Ducted air-conditioning upstairs and reverse cycle split- system downstairs• Under-stairs cavity for storage• Private laundry\* Lock up carport for 1 car• Neat and tidy rear courtyard with established gardens• Centrally located directly in between Northgate Shopping Centre and scenic Henry Wierda reserve• Nearby schools include: Heritage College Inc, Gilles Plains Primary School, Cedar College, St Paul's College, Pinnacle College, Windsor Gardens Vocational College Specifications: CT / 5754/950 Council / Port Adelaide Enfield Zoning / GN Built / 2000 Land / 127m2 (approx) Council Rates / \$1050pa Community Rates / \$428ppq Strata Manager / Ace Body Corporate Emergency Services Levy / \$140pa SA Water / \$153ppq Estimated rental assessment: \$500 - \$550 p/w (Written rental assessment can be provided upon request) Nearby Schools / Hillcrest P.S, Hampstead P.S, Northfield P.S, Avenues 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