

# 2/49 Arthur St, Pennington, SA 5013

**SELLING SA HOMES**

## Sold Unit

Monday, 4 September 2023

2/49 Arthur St, Pennington, SA 5013

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 2**

**Area: 205 m2**

**Type: Unit**



Ashley Williams

**\$415,000**

We are proud to present this exceptional two-bedroom single storey unit located in the desirable suburb of Pennington. This property offers a comfortable and convenient living space, making it an ideal investment opportunity or a perfect first home. Upon entering the unit, you are greeted by an open lounge and dining area, creating a welcoming and spacious atmosphere with reverse cycle air conditioning and fans. The large kitchen boasts ample cupboard space, providing excellent storage options for the master chef to appreciate. The unit comprises two well-appointed bedrooms, one of which features a built-in wardrobe, offering convenience and efficient use of space, plus ceiling fans. The original bathroom and separate toilet ensure privacy and functionality. One of the standout features of this property is its delightful courtyard, complete with a grassy area and paved space. This outdoor provides an inviting space for relaxation, entertaining, or simply enjoying a BBQ with family and friends. Additionally, a shed with power and a single garage, which offers access to the backyard and enhance the practicality of the unit. What the property offers....- Location between the beach and the city of Adelaide- Kitchen with ample storage and electric cooktop- Updated carpet in the 2 bedrooms and living/dining area- Air conditioning that has been updated 2 years ago- Ceiling fans throughout the unit- Low maintenance to enjoy the lifestyle - Single front garage and parking in front of garage plus visitor parking on site- Large shed with power and lights- Current tenant enjoyed the home over the past 10 years - Pennington Kindergarten and R-7 School & Mount Carmel College & Woodville Gardens Prima This home unit is situated in close proximity to the popular Semaphore Beach, residents can enjoy the convenience of coastal living while being within easy reach of essential amenities, schools, and transportation options. What a fantastic opportunity for the savvy investors and first-time homebuyers who wish to get into the market in this sought after area of Pennington, only 12km to Adelaide CBD and short drive to the beach. Don't miss the chance to secure this unit with a tenant or move in and enjoy. Call Ashley Williams on 0450 327 772 Selling SA Homes - Bringing your real estate dreams to life. If you are Thinking of Selling and want to know the value of your property? please call for a free-market report 0450327772 Ashley Williams Disclaimer: All images are for illustration purposes only. All descriptions have been prepared in good faith. No warranty or representation is given as to the correctness of the information provided with neither the vendor or agent accepting responsibility or liability for any errors or omissions. Purchasers should seek independent advice or as otherwise necessary prior to purchase. RLA 280800