

**202/267 Hutt Street, Adelaide, SA 5000**

**Sold Apartment**

Friday, 15 March 2024

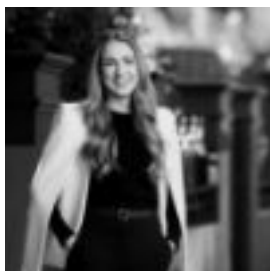
202/267 Hutt Street, Adelaide, SA 5000

**Bedrooms: 2**

**Bathrooms: 1**

**Area: 57 m2**

**Type: Apartment**



Amy Von Frattner  
0414985980



Sharyn Yelland

**\$462,500**

Embrace the crisp, clean aesthetic of this modern single-level residence, enriched by nearby scenic Parklands, and the convenient amenities and culinary delights of vibrant Hutt Street. Offering the perfect equilibrium of tranquility and urban convenience with outdoor activities and nature just steps from your door. The thoughtfully designed light-filled apartment comprises an open-plan kitchen/living/dining area, two well-sized bedrooms, lavish modern bathroom, laundry and balcony overlooking the southern leafy aspect. Both bedrooms feature mirrored built-in robes ensuring storage is both practical and stylish. Explore the lively ambience and plethora of amenities available on Hutt Street including an array of bustling cafes and delectable restaurants. Highlight features include:- Double-glazed windows and doors- Blockout curtains throughout- Bedroom one with sliding glass door to the balcony- BIRs to both bedrooms- Fisher & Paykel Gas cooktop and oven- Microwave nook- Bosch Dishwasher- Intercom and secure fob access Zoned to Adelaide High and Adelaide Botanic High schools and within close proximity to Adelaide University, this residence offers access to quality education making it well suited to young families, students or professionals seeking a low-maintenance lifestyle. Complete with secure fob entry ideal for those seeking a low-maintenance, lock-up-and-leave lifestyle, experience effortless living with this convenient apartment in the south-eastern fringe of Adelaide's CBD. CT | 6199/904 Title | Strata Council | Adelaide City Council Council Rates | \$1,236.95 pa approx. ESL | \$101.40 pa approx. SA Water Rates | \$153.70 pq approx. Body Corp | \$994.00 pq approx. \*Water & gas usage included in body corporate fees