

3/164 Barton Terrace West, North Adelaide, SA 5006 **HARRIS**

Sold Townhouse

Thursday, 5 October 2023

3/164 Barton Terrace West, North Adelaide, SA 5006

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Type: Townhouse



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\$912,000

Give yourself that 'meet anywhere in 5' feeling with North Adelaide Golf Course and O'Connell Street on call from Barton's quiet edge combining nature, café culture, and cosmopolitan living in a leafy corner turn...And this is townhome style that doesn't arise often – gated, private, and modernised for the on-the-go buyer, its 2-bedroom, 2-living zone footprint follows a crisp white open plan flow, enhanced by a north-facing 'cocktails and friends' terrace, and an upstairs green-belt balcony view. Fresh from an inspired renovation, you'll host under the reflective glow of industrial pendants in a kitchen issuing stainless appliances and benchtop hovering appeal against casual dining that pockets valuable under stair storage. Every inch is invested in lifestyle. Upstairs is pure downtime. Mirrored sliding robes and a walk-in closet complete the master bedroom with treetop balcony views, the fully tiled and remodelled bathroom is a high gloss feature beside the rear bedroom and central study/retreat. Beyond your front gate, improve your golf swing, your backstroke PB at the Aquatic Centre or Next Gen, or dine out 7 days a week along O'Connell's progressive strip soon to bring a new boutique vibe via the celebrated 88 O'Connell complex. Whether it's a movie at the iconic Art Deco Piccadilly Cinemas, fresh pastries from Perryman's, or power strides around the horse paddocks, you'll know this dream urban destination is decision made... More aspects to love:- Renovated townhome style with golf course proximity & serene park views- North-facing & private courtyard terrace- Crisp modern aesthetic throughout- Bedroom ceiling fans + 3 Inverter split systems (upstairs and down)- Sublime fully tiled bathroom remodel - New Bosch dishwasher purchased in early 2023- Scope to create a 3rd bedroom from the upstairs 2nd living area- Downstairs powder room & modern laundry- Park-viewing master with balcony, walk-in robe & BIR- Practical rear bike/tool shed storage- Carport for 1 offering discreet and secure rear access- Zoned for North Adelaide P.S, Adelaide & Adelaide Botanic H.S.- Enjoy free Adelaide Metro city connector bus routes- And much more! Specifications: CT / 5035/416 Council / Adelaide Zoning / CL Built / 1975 Council Rates / \$2,054.80pa ESL / \$155.80pa SA Water Rates / \$176.56pa Strata Rates / \$600pa Strata Manager / UnitCare Services Estimated rental assessment: \$530 - \$550 p/w (Written rental assessment can be provided upon request) Nearby Schools / North Adelaide P.S, Adelaide Botanic H.S, Adelaide 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