3/23 Austral Terrace, Morphettville, SA 5043
Unit For Sale

Thursday, 30 November 2023

3/23 Austral Terrace, Morphettville, SA 5043

Bedrooms: 2	**Bathrooms: 1**	**Parkings: 1**	**Type: Unit**

Brett McCammon
0413830006

$375,000

Nestled in the sought-after Morphettville area, this unit offers a wonderful opportunity for both investors and those considering their first property.Situated within a single storey unit complex, with a private undercover carpark at the rear, the unit provides a quiet retreat of practicality and comfort.Inside, you'll find two bedrooms featuring built-in robes, a comfortable lounge/living area, and a practical combined bathroom and laundry. The kitchen, with gas stove, is perfect for casual dining and opens out to the modest rear courtyard featuring shade cloth cover, small garden area and garden shed. Conveniently located near shops, schools, and public transport, as well as the lively Glenelg precinct and the beach, this unit offers easy access to essential amenities.With its original character intact, the unit is ready for its next owner to add their personal touch and make it their own. Currently tenanted, it serves as an excellent investment opportunity or entry point into the real estate market.Council Rates / $1171.10paEmergency Services Levy / $95.35paSA Water / $153.7pqStrata Rates / $608.00pqDisclaimer: Whilst the best endeavours have been made to obtain accurate information, from what we believe to be reliable sources, we cannot guarantee its accuracy and accept no liability for any errors or omissions. This includes, but is not limited to property land size, floorplans, building age, property condition and rates. We recommend interested parties make their own enquiries and seek independent legal advice. Should this property be scheduled for auction the vendors statement may be inspected at McCammon Real Estate 2/95 Partridge Street, Glenelg South for 3 consecutive business days immediately preceding the auction and at the auction for 30 minutes before it starts.RLA: 247 611