

3/9 Shelley Street, Firle, SA 5070

HARRIS

Sold Unit

Friday, 18 August 2023

3/9 Shelley Street, Firle, SA 5070

Bedrooms: 2

Bathrooms: 1

Parkings: 2

Area: 214 m2

Type: Unit



Scott Moon
0882023500



Troy Law
0882023500

\$620,000

Best offers by 12:00pm Tuesday 29th August (unless sold prior) An elegant colonial style double brick unit, flawlessly updated for modern living – meet 3/9 Shelley Street. Positioned in one of the most desirable Eastern Suburbs locales, it's the perfect address for your first home, next step, downsizer or a strategic investment. Enter via a separate entry hall to a generous living area, with rich exposed brick and timber-look floor creating an expansive space. New and sure to please even the most discerning of masterchefs, a striking kitchen showcases crisp white cabinetry, stainless steel appliances, and gas cooktop to create an elegant home hub, with prime placement overlooking dining area ensuring smooth meal service and effortless entertaining. Two generous bedrooms offer flexibility of floorplan, each expertly serviced by built in robes. Both are serviced by a charming deco bathroom with bathtub, delivering a serene space for self-care rituals. Ultra-private and super secure, a full-length verandah and ultra-low maintenance yard are the ideal spot for alfresco dining or celebrations with your loved ones, allowing you to enjoy your own alfresco space without ever having to worry about weeding, mowing or edging. Perfectly located close to the city and just a short walk to the Iconic Kmart Firlle and Firlle Plaza Shopping Centre, with Magill Road and Norwood Parade Shopping precincts in proximity, as well as local schools and UniSA Magill Campus within reach – you'll never find another one that ticks all the boxes like this. Get ready to embrace the east... More to love:- Small group of three self managed units- Secure single garage and additional parking in front of garage- Separate big laundry with huge built in cupboard and exterior access- Brand new vanity, shower screen and separate toilet - Split system air conditioning to lounge and main bedroom, plus gas heater to lounge- Timber-look floors, easy care tiles and new carpets- Double Brick- Remote operated roller shutters to main bedroom- Side entry to rear through lockable gate- Public transport is a short 2 minute walk- Previously tenanted at \$485pw. Specifications: CT / 6153/674 Council / Norwood Payneham & St Peters Zoning / HDN Built / 1987 Council Rates / \$1260.56pa ES Levy / \$114.45pa SA Water / \$153.70pa Strata Rates / \$250.00pa Strata Manager / Self Managed Nearby Schools / Trinity Gardens School, Norwood International 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