

30/9 Arabella Court, Marden, SA 5070



Sold Unit

Thursday, 17 August 2023

30/9 Arabella Court, Marden, SA 5070

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Area: 74 m²

Type: Unit

\$520,000

This quality chic two-bedroom apartment offers a fuss-free lifestyle with easy access to the best of Adelaide was constructed in 2018. Take the lift access to the top floor apartment and enjoy the light, bright and spacious open plan living space, with effortless flow to your well-sized protected balcony with views to the North over Linear Park. Enjoy open plan living with striking contrast cabinetry and the practicality of quality Bosch appliances, with plenty of space to configure your dining and lounge to suit your own needs. Two generous bedrooms are carpeted and fitted with mirrored built-in robes and quality blinds, while a timeless bathroom includes a large shower, while a European laundry is both practical and space saving. Contemporary, convenient and low maintenance, this ideally placed unit will appeal to a first home buyer, a busy professional, or passive investor alike. Enjoy all the perks within this modern building, from secure bike storage to a handy proximity to the nearby Azzurri Sports Club and MARS Sports Centre and walking distance to the Klemzig O'Bahn Bus Interchange. On the doorstep of the Linear Park and Linear Trail along the River Torrens, perfect for walking and cycling to the Adelaide CBD right through to Henley Beach, while Marden Shopping Centre and Walkerville Terrace shopping village offer convenient everyday shopping. Grab a coffee along the way at Coffee Institute, or head to local hotspot Royston Park Café. Life's a breeze from Arabella Court. Reverse cycle split system A/C units to open plan living and both bedrooms, dedicated car space and plenty of street parking, abundance of storage, intercom guest access. Zoned to Vale Park Primary, East Adelaide School and Marryatville High School, walking distance to Marden Senior College and within the catchment area for Vale Park Preschool. Just 2km to North Adelaide Norwood shopping and just over 3km to the Adelaide CBD. Year Built: 2018. Title: Strata. Council: City of Norwood Payneham & St Peters. Council Rates: \$289. PQSA Water: \$153.7. PQES Levy: TBA. Strata Rates: \$556. PQ* 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 property's land size, floorplans and size, building age and condition). Interested parties should make their own enquiries and obtain their own legal advice.