

34/62 Hawker Street, Brompton, SA 5007

HARRIS

Sold Townhouse

Wednesday, 24 April 2024

34/62 Hawker Street, Brompton, SA 5007

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 116 m2

Type: Townhouse



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\$740,000

Promising unparalleled convenience and an ultra-low maintenance lifestyle with all the city-fringe amenities at your fingertips, this contemporary townhouse brings a sleek and stylish home base to its secure complex. An exciting prospect for executives and investors alike, the property is immaculately presented as basically brand new, immediately ready to move straight in or rent right out. Entering from the private rooftop terrace, north-facing living, dining and a sleek kitchen merge together to create an open plan expanse upon floating floorboards. Wall-to-wall sliding doors pull right back to integrate a sunny balcony into your daily repertoire – another perfect space for entertaining or just enjoying your morning coffee with a lovely dose of fresh air and natural light. Also found on this level, two bedrooms bookend a main bathroom with separate vanity and deep bath, forming the perfect zone for children or guests. Privately occupying the top level, the spacious master suite is kept warm upon plush carpets and enjoys access to its own ensuite – so you'll have little reason to leave your cosy sanctuary come night-time. Brompton takes the cake on city-fringe lifestyle and convenience, facing two reserves and delivering immediate access to Seven Grounds, Plant 4, Entertainment Centre, Port Road restaurants and a world-class pub meal at the local Brompton Hotel. Even more to love: • Secure garage • Extra designated carpark • Foothills views from the terrace • Stainless-steel gas cooktop & dishwasher • Ducted R/C air conditioning • Ample storage • 10-minute walk to Ovingham railway station • 5-minutes to North Adelaide & CBD • Zoned for Brompton Primary, Adelaide & Adelaide Botanic High Schools Specifications: CT / 6089/566 Council / Charles Sturt Zoning / HDN Built / 2011 Council Rates / \$1,204pa Community Rates / \$594pq Community Manager / Whittles Emergency Services Levy / \$105.90pa SA Water / \$153.70pq Estimated rental assessment / \$725 - \$750 per week / Written rental assessment can be provided upon request Nearby Schools / Brompton P.S, Kilkenny P.S, Adelaide H.S, Adelaide Botanic 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