

**3407/17 Austin Street, Adelaide, SA 5000**



**Apartment For Sale**

Friday, 3 May 2024

3407/17 Austin Street, Adelaide, SA 5000

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 1**

**Type: Apartment**



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## **Best Offer by 21st May, 2pm (U.S.P.)**

Situated in the heart of Adelaide, Realm Apartments is the pinnacle of luxurious urban living. This contemporary and expansive apartment complex with premium finishes, spacious layouts, and access to nearby amenities, this high-rise apartment embodies luxury and convenience. This high-rise luxury apartment offers a plethora of desirable features to elevate your urban living experience. From the moment you step into the sleek lobby, you'll be greeted by the elegance and sophistication that permeates every corner of the building. The expansive windows provide breathtaking views of the city skyline, bathing the living spaces in natural light. The 24-square-meter tiled balcony, featuring glass rails, offers an expansive outdoor entertainment area with approximately 270-degree serene cityscape setting. Modern amenities such as a fully equipped cross-fit enabled gym with a climbing wall, two exclusive function areas with dining amenities and a games room, complemented by an outdoor terrace featuring a 25-meter lap pool and spa on Level 8. In addition, the inviting level 39th rooftop offers an array of amenities, including a sauna, steam room, spa, and indoor/outdoor BBQ area for entertaining. The excellent location offers convenient accessibility to Adelaide's top cultural, educational, dining, and entertainment hubs. Adelaide's top universities and Rundle Mall's premier shopping with an abundance of refined cafes and restaurants are simply located nearby. It also offers effortless access to public transportation links, the vibrant Adelaide Central Market and Chinatown, and the iconic Adelaide Oval. Situated within the coveted Adelaide High School and Adelaide Botanic High school zone, residents also benefit from proximity to reputable schools and universities, ensuring an enriching living experience!

Features include:

- Three-bedroom apartment boasting floor-to-ceiling windows that offer panoramic views of Adelaide.
- Spacious master suite includes built-in robes and a stylish ensuite.
- Bedrooms feature built-in robes and high-quality carpeting.
- Two elegantly tiled bathrooms equipped with vanities, mirrored cabinets, toilets, and glass showers.
- Modern kitchen with stone benchtops, ample cabinetry, and premium Miele appliances such as a 900mm 4-burner gas stovetop, built-in electric oven, and integrated dishwasher.
- Open plan dining and living area with designer timber flooring.
- Laundry facilities designed in European style are coherently incorporated into the cabinets.
- Double glazing, commercial frames, block-out and sheer blinds on all windows, and LED lighting throughout.
- Split system air-conditioning ensures year-round comfort.
- 24-sqm tiled balcony with glass rails offers a spacious outdoor entertainment space with a serene cityscape setting spanning approximately 270 degrees.
- Video intercom security system and secure access control to building foyer and lifts.
- One designated secure car park with remote-controlled access via electric gate.
- Additional storage space, approximately 2 sqm in size, is available adjacent to the car park.