

39 Sixth Street, Bowden, SA 5007

House For Sale

Thursday, 15 February 2024

39 Sixth Street, Bowden, SA 5007

Bedrooms: 3

Bathrooms: 3

Parkings: 2

Type: House



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Best Offer by 7pm 4/3/23

Be awed by this contemporary, boutique townhouse in the heart of funky Bowden. Fit for professional couples, first home buyers, downsizers and/or investors alike, this three bedroom, three-bathroom, Torrens titled home has affordable contemporary living written all over it. Minutes to anything you could want or need, it is easy to see why everyone is loving this popular city-fringe locale. Elegance and style spans three levels featuring spacious accommodation, ample storage, open plan living, kitchen and dining, and balcony entertaining for the avid entertainers to enjoy. Trendy throughout and boasting all modern-day technologies for comfortable living, this functional home won't stick around for long, so why wait to build when you can move in now? Features to Note

- Award winning build for Environmental Excellence
- Solar system
- Rear landscaping completed in the last 12 months.
- Open plan kitchen, living and dining
- Ducted reverse cycle air conditioning
- Smeg dishwasher
- Gas cook top
- Ceiling fans throughout the home
- Outdoor entertaining to balcony with retractable shade awning
- Fridge plumbed and included in the sale
- Smeg microwave included in the sale
- Flyscreens to level 1 windows
- Water connection to level 1 balcony
- Bedroom 3 with walk-in robe and direct access to the two-way bathroom
- Separate laundry
- Electric lock up garage (rear laneway access)
- Private front courtyard
- Private balcony and en-suite to upstairs bedroom 1
- Wall length built in robes to both upstairs bedrooms
- Full sized bathtub
- Retractable shower hose to all showers

Shopping

- IGA Bowden
- Brickworks Marketplace

Nearby Attractions/Entertainment

- Emu Park for children's playground and place to picnic
- Plant 4 Marketplace, Bowden Brewing, and Bowden Cellars, right on your doorstep.
- Hit the leafy streets of North Adelaide, just across Park Terrace, with O'Connell Street the hotspot for restaurants, cafes, pubs and boutique shopping.
- River Torrens Linear Trail.
- Adelaide CBD 5 minutes from home.
- Entertainment Centre
- Adelaide Oval
- Prospect Road a 7 minute drive away for a variety of entertainment, restaurants, cafes and eateries.
- An array of popular café choices on your doorstep such as Nutrition Republic, Pony and Cole, Coffee In Common, and Seven Grounds

Education:

- Zoned to Brompton Primary, Adelaide High and Adelaide Botanic High.
- University of South Australia, TAFE SA Regency, Torrens University

Transportation:

- Bowden Railway Station is only 500m away for your convenience to head to the city or sea, not to mention the free tram, taking you right into the CBD within arm's reach.

Method of Sale:

- Best Offer By 7:00pm, Monday 4th March 2024

Disclaimer:

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- Feel free to contact Thomas Crawford of TOOP+TOOP Real Estate anytime on 0448 888 816.