

4/10 Hart Street, Campbelltown, SA 5074

HARRIS

Sold Townhouse

Wednesday, 24 April 2024

4/10 Hart Street, Campbelltown, SA 5074

Bedrooms: 2

Bathrooms: 2

Parkings: 1

Area: 111 m2

Type: Townhouse



Suellen Salt

0437297267

\$646,000

In a location bound by the leisure trails of Lochiel and Linear Parks and barely 10 minutes from the CBD, it's hard to imagine how a high-spec town home demanding so little can pocket so much lifestyle. This sleek 2-bedroom, 2.5-bathroom design, set discreetly to the rear of a quiet clutch of five, will have the first-time buyer, executive or astute downsizer smiling all the way to nearby Klemzig and Paradise O-Bahn Interchanges. Forget fuel costs. Life here is a stroll to the bus and a walk in the park. With quality infused to both sunlit living and bedroom levels beneath 2.7m square-set ceilings, you'll arrive to large format floor tiles, secure internal garage access, a discreet powder room and closet storage, and an open plan finale headlined by an ultra-efficient kitchen hosting Caesarstone benchtops and 900mm stainless Blanco appliances. Where ease meets high-spec themes, indoor/outdoor flow meets a fully paved rear courtyard, and natural light filters into every inch of this c2017 built home. Zero gardening. 100% lifestyle. Architectural feature panes bathe the solid timber stairs with light as they greet two carpeted bedrooms above, each divided by a central study zone and the full-sized, fully tiled main bathroom; the rear master bedroom retreating to walk-in and built-in robes against a sparkling ensuite. And as you stroll past the restored State Heritage Listed "Lochend House" to those head-clearing walking trails, you'll wonder how many other contemporary town homes can pair work/life balance with history and amenity like this... Everything from medical to retail, cafes to gourmet fare and groceries are yours via Lower Northeast Road. You're close to Marden Shopping Centre, zoned East Marden Primary School, and Payneham Pool's highly anticipated upgrade; there's also just 15 minutes between you, Westfield TTP and The Parade, Norwood. What a spot to call home. Modern ease in a lifestyle-to-go locale:- Walking metres to tranquil Lochiel Park- Video intercom & alarm security- Secure garage with internal access & auto panel-lift door- A quiet, locals-only street of quality homes- Samsung 3-zone ducted R/C A/C throughout- 2.7m square-set ceilings upstairs & down- Carpeted upper level with a practical study zone- Master with WIR, BIR & chic ensuite- BIRs to bedroom 2- Deep-set & discreet European laundry - Fully fenced & paved rear courtyard- Shared off-street guest parking space - A brilliant investment or high quality first buy And much more... Specifications: CT / 6197/829 Council / Campbelltown Zoning / GN Built / 2017 Land / 111m² (approx) Council Rates / \$1281.90pa Emergency Services Levy / \$157.00pa SA Water / \$153.70pq Estimated rental assessment / \$550 - \$590 per week / Written rental assessment can be provided upon request Nearby Schools / East Marden P.S, Charles Campbell College, East Torrens P.S, Hillcrest P.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