

4/108a Woodville Road, Woodville, SA, 5011

Sold Unit

Friday, 19 May 2023



4/108a Woodville Road, Woodville, SA, 5011

Bedrooms: 2

Bathrooms: 2

Parkings: 2

Type: Unit



Anthony Fonovic
0872252525



Tim Morris
0872252525

Ground Floor Courtyard Unit Perfect For Pet Lovers

Anthony Fonovic & Team Morris are excited to present this fabulous and affordable home in a remarkable location nestled peacefully and safely at the rear of this well maintained small group of units and conveniently positioned close to many amenities just steps away from your front door.

First home buyers & professionals will love this outstanding opportunity, while investors will relish on the great yielding rental return.

On entering the home you're welcomed by the generous size open plan living, dining & kitchen. The kitchen features gas cooking, glass splashbacks & quality cabinetry with ample storage. The bright light-filled lounge offers reverse-cycle air-conditioning for all-year round comfort.

Both bedrooms are of generous proportions with the master suite featuring a built-in-robe & also serviced by the bright & crisp ensuite featuring a shower, vanity & toilet. The second bedroom features a built-in robe & a study nook perfect to set-up a student study desk or home office.

The centrally located main bathroom boasts a bath and shower combination, vanity with under-sink storage & toilet.

Other features you'll love: -

- Pet friendly (STC)
- Floating Timber floors to kitchen & living areas
- Reverse Cycle Air Conditioning
- Allocated undercover parking & additional secured parking space
- Separate laundry
- Large private backyard
- Gas instant hot water system
- Storage compartment in rear yard

This perfectly situated home is located just 10km from the CBD and within walking distance to ample public transport options, local shops including the Armada Shopping Centre, Hoyts Cinema, cafés, a wide range of restaurants and only minutes drive to some of the best beaches in Adelaide and only minutes walk to St Clair Shopping Centre & newly redeveloped St Clair recreation centre complex with amenities including a basketball stadium, gymnasium, skate park & massive playground.

Be quick as homes like this will be snapped up fast so register to inspect today.

Specifications: -

CT: 6079/123

Council: Charles Sturt

Built: 1970

Rental Estimate: \$430.00pw

Council Rates: \$277.25 pq

Water Rates: \$70.80 pq

Sewer Rates: \$75.85 pq

Admin Fund: \$667.85 pq

Sinking Fund: \$57.00 pq

ES Levy: \$ 96.35pa

The accuracy of this information cannot be guaranteed & all interested parties should seek independent advice.

RLA 274675