

4/41 Carlisle Street, Camden Park, SA 5038



Unit For Sale

Tuesday, 14 May 2024

4/41 Carlisle Street, Camden Park, SA 5038

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Type: Unit



George De Vizio
0412392158



Julian Rullo
0407846417

\$400,000 - \$420,000

Introducing your new sanctuary ideally nestled in the rear of the ground floor, this unit offers an ideal retreat for first home buyers, downsizers, and astute investors alike. Boasting two generously proportioned bedrooms, this residence presents a perfect blend of comfort and practicality. Step into the heart of the home where the open plan kitchen seamlessly merges with the living and dining area, creating an inviting space for relaxation and entertainment. Culinary enthusiasts will delight with the 900mm Euro gas oven and cooktop, perfect for crafting delicious meals with ease. Awash with natural light, the main bedroom and lounge room bask in the warmth of the northern sun, creating an ambiance of serenity and tranquillity throughout. Outside, a vast private front yard envelops the building, offering ample space for outdoor activities. Embrace alfresco living on balmy evenings with the alfresco entertaining area, providing the perfect setting for gatherings with friends and family. What you'll love; - Located at the rear - 2 well-sized bedrooms - North facing - Huge yard - Electric gates to enter - Carport Convenience is at your doorstep with public transport and shops within walking distance, while the vibrant precinct of Glenelg is just a short 10-minute drive away, and the bustling CBD a mere 15 minute drive. Don't miss out on the opportunity to make this charming unit your own and experience a lifestyle of comfort, convenience, and relaxation. Rates Body Corporate Admin Fund: \$382.45pq Sinking Fund: \$131.20pq Water Rates: \$296.80pa Sewer Rates: \$318pa Council Rates: \$1,089.80pa ESL: \$98.35pa Purchasing this property as an investment? Talk with Kirsty Clark from our PM team and see why our Property Management department is #1 amongst all the LJ Hooker offices Worldwide. ** 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 advice. RLA 61345 RLA 282965 RLA 231015