

4/57 Francis Ridley Court, Brompton, SA 5007

HARRIS

Townhouse For Sale

Wednesday, 13 December 2023

4/57 Francis Ridley Court, Brompton, SA 5007

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Type: Townhouse



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\$650k

Like a well-kept secret tucked away, this stylishly rebooted three-bedroom townhouse at the rear of a quaint group is an undiscovered haven for fast-paced professionals, scaling-down couples, and those lucky souls finally enjoying the blend of freedom and solace that comes with an empty nest. Drift with ease through a bright, airy and free-flowing lower level, where a north-facing sitting room and open-plan rear combine to paint the picture of a modern, uncluttered lifestyle in a home that allocates all three bedrooms above. High ceilings and timber-look floors anchor the home in warmth, style and sophistication, setting the tone for its starring modern open-plan kitchen with a breakfast bar, stainless appliances, a bounty of storage and a dishwasher to make the clean-up a breeze. When nature calls, a serene patio flanked by landscaped gardens provides the perfect backdrop. Secure and practically effortless to maintain, this outdoor space is tailor-made for those who'd rather soak up the Adelaide summer sun than spend an entire weekend gardening under it. The master's two-way ensuite and walk-in robe ensure you'll be well rested and ready to hit every day running in an edgy, hip and happening suburb that encapsulates the spirit of urban living - minus the never-ending hustle of the city at its very doorstep. Secure and fuss-free, Brompton promises that elusive lock-and-leave routine; a life lived on your terms, just a pause from cafe gems, parkland golf courses, public transport, eclectic pubs and Bowden's converted warehouses, breweries, distilleries, restaurants, supermarket and open spaces. The secret's out. More to love: - Enviably placed in a tightly-knit community, at the rear of a small group of townhouses- Boasts the largest rear yard in the group, giving you scope to extend the undercover carport or add a pavilion - Impeccably presented, inside and out - Dishwasher and gas cooktop - LED down lighting throughout - Ultra low-care gardens with faux lawns to secure rear - Remote entry to carport - Split reverse cycle air conditioning, plus ceiling fans to every bedroom - Ample storage with walk-in robes- Separate laundry - Just a 1-minute walk from a local park and a short stroll from the ever-popular Seven Grounds cafe - A 10-minute bus ride from the CBD- And much more. Specifications:CT / 5098/908Council / Charles SturtZoning / HDNBuilt / 1992Council Rates / \$933.35paStrata Rates / \$450pqStrata Manager / Self ManagedEmergency Services Levy / \$133.15paSA Water / \$pqEstimated rental assessment / Written rental assessment can be provided upon requestNearby Schools / Brompton P.S, Challa Gardens P.S, Kilkenny P.S, Adelaide Botanic H.S, Adelaide H.SDisclaimer: 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