

4/7 BONSHOR STREET, Millicent, SA 5280

Flat For Sale

Saturday, 2 December 2023



4/7 BONSHOR STREET, Millicent, SA 5280

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Area: 213 m2

Type: Flat



Deon Howell
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Melissa Walker
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\$210,000 - \$230,000

Welcome to 4/7 Bonshor street, Millicent. Perfectly located at the rear of a neat 4-unit complex, this unit offer additional room outside that is rare to find with a unit at this price point. Being The last on the block you will find not only large garden beds at the rear but also a beautiful tree lined entertainment area nestled neatly behind the neighbours shed. The space offers many options for entertaining, gardening or even room for a shed (subject to council approval). The brick and tile unit presents wonderfully and features two carpeted bedrooms with built-in-robos. A tiled bathroom / laundry combo is modern and has a separate vanity, separate toilet, and large shower. Open plan living includes a reverse cycle air conditioner to heat and cool the home all year round. The kitchen features a free stand electric stove, laminated cupboards and benches and a raised breakfast bar to offer separation from the carpeted lounge. Under main roof single carport with internal access and lawned front garden. Excellent annual costs of approximately \$500 per unit within the Strata Corporation, covering insurance for common areas. This property offers a versatile appeal, catering to both those seeking a comfortable living space and investors looking for a valuable addition to their portfolio. It combines modern amenities, community living, and the potential for long-term investment growth, making it an attractive option for various demographics. This is a well-presented unit in a quiet block, call to book your private inspection today.

GENERAL PROPERTY INFO Currently Rent Periodically by aa excellent long term Tenant at \$170 per week
Property Type: Brick and Tile - block of four units with party wall share.
Zoning: Neighbourhood Council: Wattle Range Council
Year Built: 1995
Land Size: 213.8m² Rates: \$1500 per annum approx.
Strata Corporation annual costs: \$500 per unit for insurance of common areas.
Lot Frontage: 11.8m Lot Depth: 23.8m Aspect front exposure: Northeast
Services Connected: Town water supply and sewerage scheme
Certificate of Title Volume 5117 Folio 235