

4/96 Lincoln Highway, Port Lincoln, SA 5606

HARRIS

Sold Unit

Thursday, 11 April 2024

4/96 Lincoln Highway, Port Lincoln, SA 5606

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Type: Unit



Rachel Hawkins
0882023500

\$345,000

Are you in search of the quintessential 'weekender' escape, or perhaps the ideal opportunity for nesting or investing? Look no further than this immaculate 2-bedroom apartment, poised as the ultimate sanctuary for either a first-time homeowner or holiday seeker, situated in a picturesque locale overlooking O'Connor Reserve, with panoramic vistas stretching towards Boston Bay and the Axel Stenross Museum. Step inside to discover a meticulously presented interior, boasting built-in robes in main bedroom, ensuring ample storage space. The spacious open-plan living area beckons for relaxation and social gatherings, while the private outdoor entertaining area and balcony provide the perfect setting to savour balmy evenings and alfresco barbecues. Elevated on the second floor, this residence has undergone extensive upgrades, offering a turnkey solution for the discerning buyer eager to move in and personalise their new abode. For those considering investment opportunities, the chance to acquire a fully furnished unit walk-in walk-out with a pre-existent tenant is here, presenting a hassle-free option for immediate income generation. More to Love...- Complete walk-in walk-out furnished unit- Modern and fresh interior, requiring no additional work- Enjoy year-round comfort with reverse cycle air conditioning- Effortless meal prep with the included dishwasher- Exclusive private balcony for outdoor relaxation- Reserved off-street parking, with additional visitor parking available- Conveniently located near shops, schools, the Parnkalla walking trail, boat ramp, and just a short drive from the bustling Port Lincoln CBD. Specifications: CT / 6170/382 Council / Port Lincoln Zoning / SN Built / 1970 Council Rates / \$1,330.20pa Strata Rates / \$1,195pq Strata Manager / Numerical Real Estate Emergency Services Levy / \$77.20pa SA Water / \$200pq Currently tenanted for \$750pw on short term lease Nearby Schools / Port Lincoln P.S, Port Lincoln Junior P.S, Kirton Point P.S, Lincoln Gardens P.S, Poonindie Community Learning Centre, Port Lincoln H.S, Tumby Bay Area School, Cummins Area School 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