

**404/89 Buchanan Drive, Woodforde, SA 5072**

**Apartment For Sale**

Wednesday, 22 November 2023

**eclipse.**  
REAL ESTATE

404/89 Buchanan Drive, Woodforde, SA 5072

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Area: 79 m2**

**Type: Apartment**



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## Best Offers By 5pm Tuesday 12th December 2023 USP

Say hello to 404/89 Buchanan Drive, a modern and stylish apartment nestled in the heart of Woodforde. Built in 2019, this residence offers a perfect blend of contemporary design and low-maintenance living, coupled with breathtaking views that redefine the art of tranquility. As you enter, you are greeted by the warmth of oak-look flooring that sets the tone for the entire space. The expansive open plan kitchen, meals, and living area are bathed in natural light, creating an inviting ambiance. The kitchen is a culinary haven, complete with stainless-steel appliances, an induction cooktop, and ample overhead cabinetry, catering to both functionality and style. The spacious living area is a haven of luxury, featuring a split system air conditioner and a ceiling fan for year-round comfort. Transition seamlessly from indoor to outdoor living by opening the sliding doors to a huge tiled entertainer's balcony, an ideal space for alfresco dining or simply enjoying the stunning surroundings. This apartment boasts two large bedrooms, each adorned with plush carpeting, mirrored built-in robes, split system air conditioning units, and ceiling fans – a perfect retreat after a busy day. The main bathroom is both spacious and stylish, showcasing elegant grey tiles and a generously sized shower. The convenience of a hidden laundry adds to the practicality of this modern home. Parking is a breeze with a designated secure garage space, complemented by plenty of additional street parking for family and friends. Located just minutes from Rostrevor College and Yertabiritti Womma Oval, this residence caters to the active family and furry friends alike. This home overlooks Hamilton Hill's five hectare park reserve and, is on the doorstep of Morialta Conservation Park, providing a beautiful setting. Enjoy an ease of access to nature walks and children's adventure playground as well as cycling trails leading into Morialta Conservation Park. Located conveniently in Woodforde, this home provides easy access to all the amenities the area has to offer, including Firlie Plaza, Wattle Park Shopping Centre, Newton Village and so much more. Check me out:- Modern & stylish, 2019 built - Low maintenance living - Stunning views throughout - Oak-look flooring throughout - Open plan kitchen, meals & living area- Kitchen with stainless-steel appliances & induction cooktop- Spacious & light-filled living area - Tiled, entertainers balcony - Two spacious beds with built-in robes & split system aircons - Main bathroom with neutral tones and a huge shower - Convenient hidden laundry - Designated garage space - Storage cage in car park - Set minutes from Rostrevor College & Yertabiritti Womma Oval - And so much more... Specifications: CT // 6234/350 Built // 2019 Home // 79 sqm\* Council // Adelaide Hills Council Strata // \$964 p.q. Nearby Schools // Rostrevor College & Morialta Secondary College On behalf of Eclipse Real Estate Group, we try our absolute best to obtain the correct information for this advertisement. The accuracy of this information cannot be guaranteed and all interested parties should view the property and seek independent legal advice if they wish to proceed. Should this property be scheduled for auction, the Vendor's Statement may be inspected at the Eclipse RE office for 3 consecutive business days immediately preceding the auction and at the auction for 30 minutes before it starts. Michael Viscariello – 0477 711 956 michaelv@eclipserealestate.com.au Aidan Anthony – 0423 319 554 aidana@eclipserealestate.com.au RLA 277 085