

407/19 Adelphi Terrace, Glenelg North, SA, 5045

Sold Unit

Wednesday, 22 March 2023



407/19 Adelphi Terrace, Glenelg North, SA, 5045

Bedrooms: 1

Bathrooms: 1

Parkings: 1

Type: Unit



Tony Press
0420561600



Anthony Fonovic
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A Resort Style Lifestyle With Picturesque City & Hills Vista

Team Morris are excited to present this fabulous & unique opportunity in a remarkable location offering a beachside lifestyle.

Architecturally designed by leading South Australian firm Aplin Cook Gardner & the Scott Salisbury Group, the trendy modern Art Deco style theme of the complex provides a refreshing & uplifting feel in this convenient lock-up & leave coastal residence.

First home buyers & professionals will love the outstanding location while late boomers will also love the convenient elevator facilities & investors will relish the great yielding rental returns.

On entering the home you're welcomed by the generous size open plan living, dining & kitchen. The kitchen features stunning stone benchtops, latest SMEG appliances including induction cooktop, oven, dishwasher & chic cabinetry with ample storage. The bright light-filled lounge accesses the balcony offering impressive city & hills views.

The master bedroom is of generous proportions with a built-in-robe & is serviced by the bright & crisp well-appointed ensuite featuring a stylish stone benchtop floating vanity with ample under-sink storage, large frameless shower & toilet. This home also offers a separate guest powder room with a second toilet.

Other features you'll love: -

- Pet friendly (STC)
- Floating floors to kitchen & living areas
- Reverse Cycle Air Cond
- Allocated secure undercover parking
- Security/Intercom access
- Large balcony with storage cupboard
- Floor-to-ceiling tiles to ensuite & powder room
- Integrated 'European' laundry with quality cabinetry
- Solar Panels providing money saving power to communal areas & elevators
- Securable storage compartment adjacent carpark

Offering an envious low-maintenance beachside lifestyle, this perfectly positioned home is located within walking distance to the beach, local parks, marina, cafes & all the cosmopolitan offerings that Glenelg has to offer.

Access many public transport options with the tram close by & a bus stop less than 100m from your front doorstep.

Be quick as homes like this will be snapped up fast so call now to arrange your private inspection appointment.

Specifications: -

Council: City Of Holdfast Bay

Built: 2022

Rental Estimate: \$550 pw

Council Rates: \$ TBA pa

Water Rates: \$70.80 pq

Sewer Rates: \$75.85 pq

Admin Fund: \$463.00pq

Sinking Fund: \$16.00pq

ES Levy: \$ TBA pa

The accuracy of this information cannot be guaranteed & all interested parties should seek independent advice.

RLA 274675