

5/4 Frederick Street, South Brighton, SA 5048

**NOAKES
NICKOLAS**

Sold Unit

Thursday, 21 September 2023

5/4 Frederick Street, South Brighton, SA 5048

Bedrooms: 2

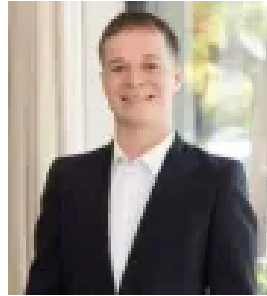
Bathrooms: 1

Parkings: 1

Type: Unit



Simon Noakes
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Jake Billich
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\$482,000

Escape the hustle and bustle of city life and immerse yourself in tranquility with this hidden gem on the beachside of Brighton Road. A delightful unit nestled in a quiet group of only 6 awaits on Frederick Street. Enjoy spacious living with two comfortable bedrooms, each equipped with built-in robes to keep your space tidy and organised. Whip up culinary delights in the well-appointed kitchen featuring a gas cooktop, ensuring cooking is a breeze for both novice and expert chefs. Embrace the outdoors in your very own private yard, perfect for relaxing, gardening, or hosting intimate gatherings. Commuting to the CBD is a breeze with just a short walk to the train station, and a 25-minute drive. Plus, you're only a 10-minute walk away from the vibrant Jetty Road, filled with shops, cafes, and the best of South Brighton's lifestyle offerings. Experience the joys of coastal living with South Brighton's stunning beaches just moments away. Take leisurely strolls, dip your toes in the ocean, or simply unwind with the sound of the waves as your backdrop. Whether you're a first-time buyer, or an astute investor, this unit offers an incredible opportunity to secure your own piece of South Brighton paradise.

- Split A/C system in living room
- Both bedrooms equipped with built-in robes
- Zoned to Brighton Primary School and Brighton Secondary School, close to Seacliff Primary and Seaview High School
- Close to public transport

Land Size: 92sqm
Year Built: 1968
Title: Strata
Council: City of Holdfast Bay
Council Rates: \$1,181.05
PASA Water: \$153.70
PQES Levy: \$106.70
PA Strata Rates: TBARental assessment: \$400-\$450 per week
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. If this property is to be sold via auction the Vendors Statement may be inspected at Level 1, 67 Anzac Highway, Ashford for 3 consecutive business days and at the property for 30 minutes prior to the auction commencing. RLA 315571.