

**5/9 City View Boulevard, Lightsview, SA 5085**

**HARRIS**

**Unit For Sale**

Wednesday, 7 February 2024

5/9 City View Boulevard, Lightsview, SA 5085

**Bedrooms: 1**

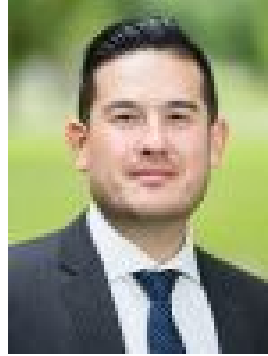
**Bathrooms: 1**

**Parkings: 1**

**Type: Unit**



Peter Shizas  
0412814714



Benjamin Tan  
0433785796

**\$335k**

Best offers by 6 pm Tuesday 20th February (unless sold prior)Unlock the door to contemporary sophistication at 5/9 City View Boulevard, Lightsview, where modernity meets convenience in this vibrant urban enclave. Positioned within the heart of Lightsview, renowned for its dynamic community spirit and prime location, this stylish apartment offers an unparalleled living experience. Step into a world of sleek design and effortless style as you enter this immaculate residence. The open-plan layout exudes a sense of spaciousness, with clean lines and high-quality finishes creating a canvas for modern living. Entertain with ease in the expansive living and dining areas, seamlessly connected to the gourmet kitchen adorned with stainless steel appliances and ample storage space. Retreat to your private sanctuary in the generously sized bedroom, complete with a built-in robe offering both functionality and elegance. The contemporary bathroom boasts chic fixtures and finishes. Embrace the outdoors on your own private balcony, the perfect spot to enjoy morning coffee or alfresco dining while soaking in the vibrant atmosphere of Lightsview. With a large reverse cycle split system air conditioner ensuring year-round comfort, this apartment caters to your every need. Experience the best of urban living with the Lightsview community at your doorstep. Enjoy leisurely strolls through the lush parks and scenic walking trails, or indulge in the array of amenities including shopping centres, cafes, and recreational facilities. With easy access to the Adelaide CBD, commuting to work or exploring the city's vibrant culture and dining scene is a breeze. Don't miss this opportunity to elevate your lifestyle in Lightsview's urban oasis. Contact us today to arrange a private inspection and make this contemporary apartment your own!

Specifications: CT / 6208/391 Council / Port Adelaide Enfield Zoning / SAC Built / 2017 Council Rates / \$1010pa Community Rates / \$770pq Community Manager / Whittles Emergency Services Levy / \$105pa SA Water / \$200pq Estimated rental assessment / Written rental assessment can be provided upon request

Nearby Schools / Hillcrest P.S, Hampstead P.S, Northfield P.S, Avenues College, Roma Mitchell Secondary College

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