

**55/31 Halifax Street, Adelaide, SA 5000**



**Sold Apartment**

Monday, 14 August 2023

55/31 Halifax Street, Adelaide, SA 5000

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Type: Apartment**



Bevan Bruse  
0884318181

**\$450,000**

SOLD FOR \$450,000 THIS IS A GREAT SPOT TO LIVE OR INVEST. 200 METERS FROM KING WILLIAM ROAD, CLOSE TO RUNDLE MALL, CLOSE TO FACILITIES OF THE ADELAIDE MARKET AREA AND CLOSE BY RESTAURANTS, CAFES AND HOTELS. Third floor apartment. What a great spot to live! THIS APARTMENT GROUP HAS A SWIMMING POOL AND A COMMUNAL ROOF TOP GARDEN AREA. This well-equipped apartment includes furniture and cooking utensils ready for any buyer to move in and enjoy a wonderful life or for a future rental. The apartment has an entrance hallway that leads to the main bedroom with a built-in robe. This room has close access to the main bathroom with shower, WC and basin. This room also includes a built-in laundry facility with washing machine. The other bedroom is positioned off the living room and is a good size room. The light filled living area includes dining and seating area with direct access by high glass doors out to a private balcony. The apartment is really light filled with an excellent galley styled kitchen facility with built-in microwave, pull out pantry, cupboards and bench space. The inground pool is on the fourth floor of this group with opportunity for owners or tenants to use. It is a large area and ideal for sunbaking, using the pool and there is a shower and toilet facilities on that level. This apartment is ideally set up for buyers who want to live there, invest there or maybe a rental. It is a great opportunity. The security for this apartment is amazing. With secure car parking for one car. Also, security to the lift and to the entrance. Really it is just a brilliant secure lifestyle property. To inspect at opens, go to front entrance and wait for Bevan to come down to show you through. Bevan Bruse, 0419 809 852 ZONED SCHOOLS Adelaide High School Adelaide Botanic High School INFORMATION Certificate Of Title: Volume 5920 Folio 952 Council: City of Adelaide Zoning: TBACouncil Rates: \$1322.80 per annum (approx.) SA Water Rates: \$146.65 per quarter (approx.) Emergency Services Levy: \$97.15 per annum (approx.) Strata Fees: \$574.91 per Quarter (approx.) (Including Building Insurance) Sinking Fund: \$114.98 per Quarter (approx.) Year Built: 2004 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 advice. RLA 181689