

6/6 Wattle Street, Fullarton, SA 5063

HARRIS

Unit For Sale

Tuesday, 2 April 2024

6/6 Wattle Street, Fullarton, SA 5063

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Type: Unit



Daniel Oliver
0400877705



Millie Unger
0401000346

\$550k

Quietly set within an exclusive group of 8 on a sought-after Fullarton street, this two-bedroom homette offers a light-filled and spacious home base or investment. Sitting pretty behind an immaculately maintained front garden, the adjacent undercover carport provides both safe parking and secure internal entry. Extending an immediate welcome, the sunlit living and dining room provides an open expanse to relax and dine, as well as a seamless connection to a spacious kitchen with ample cabinetry. From here, lofty brush fences and shade sail elevate the north-facing courtyard to a private sanctuary, providing the perfect spot to enjoy your morning coffee or a drink during glorious golden hour. Sheer curtains softly frame both spacious bedrooms, made ultra-cosy with plush carpets underfoot and a lovely light palette, whilst the front-facing master boasts a set of built-in robes and particularly gorgeous outlook to the front gardens. Central to both bedrooms, the remodelled bathroom is freshly tiled from floor-to-ceiling and offers a separate toilet for guest convenience. Come weekday or weekend, choose to leave your car at home and take the quick 3km journey to your city office or dinner date by foot or bus. Poised to savour all the spoils of Frewville Foodland, Glen Osmond Road and Burnside Village, be quick to secure your own perfect slice of Fullarton that delivers fresh food, fashion and fun to your very own doorstep. Even more to love:

- Zoned for Glenunga International High & Glen Osmond Primary
- North-facing rear
- Secure group of 8
- Excellent investment potential
- Built-in robe to bedroom 1
- Tall, secure fencing around perimeter
- Ducted evaporative cooling
- 200m to bus stop
- Just 3km to the city fringe

Specifications: CT / 5028/480 Council / Unley Zoning / EN Built / 1982 Council Rates / \$994pa Strata Rates / \$684pq Strata Manager / Strata Data Emergency Services Levy / \$128.60pa SA Water / \$154.02pq Estimated rental assessment / \$480 - \$500 per week / Written rental assessment can be provided upon request

Nearby Schools / Glen Osmond P.S, Glenunga International H.S, Urrbrae Agricultural H.S, Mitcham Girls H.S

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