

**6/635-637 South Road, Black Forest, SA 5035**



**Unit For Sale**

Friday, 24 May 2024

6/635-637 South Road, Black Forest, SA 5035

**Bedrooms: 1**

**Bathrooms: 1**

**Area: 94 m2**

**Type: Unit**



Christine Holowiecki



Deonne van den Berg  
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## Best Offers By 11/06/2024 @ 6pm (USP)

Christine Holowiecki and Harsh Bawa of Keeping It Realty are proud to present this cozy sanctuary nestled in the heart of Black Forest, where convenience meets comfort. This single-storey ground floor unit, part of a well-kept group of 10, presents an enticing opportunity for first-time homeowners or savvy investors seeking a prime property. As you step inside, the allure of this one-bedroom abode is immediate, with delightful floorboards welcoming you into a space designed for modern living. The interior exudes a sense of warmth and versatility, with neutral tones adorning the walls, creating a canvas ready for personalization. A split system air conditioning and heating unit ensures comfort throughout the seasons, allowing you to tailor the ambiance to your preferences effortlessly. Whether you're unwinding after a long day or entertaining guests, this living area provides the perfect backdrop for every occasion. The bedroom is your sanctuary to unwind, featuring a built-in robe and ceiling fan for added convenience. Meanwhile, the recently updated re-wiring and installation of new downlights underscore the property's commitment to quality and functionality. The eat-in kitchen is a delight, boasting laminate benchtops, ample cabinetry, and modern appliances, including a stainless steel electric stove, oven, and dishwasher. A spacious pantry and a microwave alcove further enhance the culinary experience, making meal preparation a breeze. The bathroom offers a serene retreat, complete with a corner shower, vanity, and toilet, while an adjacent separate laundry adds to the property's practicality. Outside, a low-maintenance paved rear courtyard beckons for al fresco dining or leisurely moments under the sun. With public transport facilities just a stone's throw away and Kurralta Central Shopping Centre within easy reach, everyday conveniences are at your fingertips. Centrally located to all major Adelaide universities, and a short distance from the Adelaide airport and CBD, this unit offers unparalleled accessibility. Whether you're commuting to work, attending classes, or exploring the vibrant cityscape, you'll appreciate the unparalleled convenience of this central position. Don't miss your chance to embrace the Black Forest lifestyle - schedule a viewing today and unlock the potential of this idyllic urban haven.\*=approximately For further information about this listing, please contact: Christine Holowiecki on 0422 399 943 or Harsh Bawa on 0407 676 267. Note: when making a property enquiry please ensure that you provide a daytime phone number so that we can respond to you promptly. Follow Keeping It Realty on Facebook (@keepingitrealtyadelaide) and be the first to know about property updates and off-market listings. Have access to other great market and agency content as well as updates on recent sales. No liability for any error or omission in this advertisement is accepted by the agent or the vendor. It is not intended that prospective purchasers would rely exclusively on this advertisement or any other information provided by 3rd parties to confirm the details of the property or land listed. Confirmation of property or land details should be sourced via direct enquiry to the agent or through review of the completed Form 1 Vendor Statement which contains the Certificate of Title and local government details. RLA # 268816