

**601/12 Fifth Street, Bowden, SA 5007**



**Apartment For Sale**

Wednesday, 7 February 2024

601/12 Fifth Street, Bowden, SA 5007

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Type: Apartment**



Sharon Gray  
0418835322



Will Fitridge  
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**\$790k**

Auction Sat, 2nd Mar - 10.30am(usp)This 2 level penthouse apartment is one of only 4 and has had a whole new fitout, creating a truly unique home. In the heart of cosmopolitan Bowden, the soaring glass windows and northern balconies capture plenty of natural light, with planning regulations to ensure you will not be built out, safeguarding the existing view across the neighbouring rooftops for the future. What We Love About This Home: - Lower floor- Master bedroom with ensuite, custom designed Qbic robes and north facing balcony- Custom Design Kitchen by Bernice Nitschke of Qbic Living as featured in Grand Kitchen Designs Australia, featuring NEFF appliances, LIEBHERR Integrated Refrigerator and chilled Zip Tap with still/sparkling water- Open plan living/dining with north facing balcony stretching the entire width of the lower level- Custom designed European style laundry- Upper Level- Sun filled north facing mezzanine area with gallery walls and custom bookshelf by Qbic- 3rd bedroom is currently disposed as 2nd break out room/study, easily reinstated as a private bedroom- 2nd bedroom with BIRs and balcony- Shared north facing balcony for bedrooms 2 & 3- Main bathroomOther features: - Mitsubishi Airconditioning Multi Head Split system- Double glazed windows for year round comfort- 2 car parks in the basement garage- Storage cage on the same floor as the apartment- Secure building with key fob access- Pet friendly for pets up to 20kgBowden is fast becoming Adelaide's leading hub of apartment living. Brilliantly created to include cafes, bars, restaurants, parks and playgrounds, there's something here for everyone. Seconds to the Bowden Green, Plant 3 and Plant 4, but a super quiet and private cosy sky-nest if you prefer to stay in.A short stroll to the train or hop on the tram to the city. Whether you are starting out, downsizing or looking for a lock up and leave property, this is one not to miss. Walk across the parklands to O'Connell St or head towards the river, this is a location that keeps delivering on the promise to excite.All information or material provided has been obtained from third party sources and, as such, we cannot guarantee that the information or material is accurate. Ouwens Casserly Real Estate Pty Ltd accepts no liability for any errors or omissions (including, but not limited to, a property's floor plans and land size, building condition or age). Interested potential purchasers should make their own enquiries and obtain their own professional advice.OUWENS CASSERLY - MAKE IT HAPPEN™RLA 275403