

**607/91-97 North Terrace, Adelaide, SA 5000**



**Apartment For Sale**

Thursday, 30 November 2023

607/91-97 North Terrace, Adelaide, SA 5000

**Bedrooms: 2**

**Bathrooms: 1**

**Area: 77 m2**

**Type: Apartment**



Damien Willis  
0438859109

**\$410k**

Offers Close Tue, 12th Dec - 11am (usp) Calling home North Terrace's ' Oaks Embassy' apartment complex, this sleek and spacious 2-bedroom apartment emerges as an astute opportunity to reside on the lively doorstep of the Riverbank precinct and Adelaide Oval or set and forget a no-fuss investment without ever having to lift a finger. Fully furnished and forged with an eagle-eyed view from its main living zone and terrace balcony, this crisply presented apartment gives you the option to let Oaks Hotels manage everything while you watch a guaranteed income roll in. Current rent is \$2021.18 net per month (excluding strata, council rates etc). Amenities include access to the communal pool and gym, enhancing the appeal that comes with its prime inner city position near Adelaide's major landmarks, including Parliament House, SkyCity Casino, Rundle Mall and the pulsing laneways, bars and restaurants of the West End. Features we love...- Spacious two-bedroom apartment with open-plan living, terrace balcony and 77sqm of floor space - The option to occupy (90 days notice required)- Stylish kitchen with Smeg appliances and stone benchtops - Ducted heating and cooling - Prized elevated position with views - Full of natural light - European style laundry - Access to gym, pool and spa facilities - Walking distance from public transport, universities and Royal Adelaide Hospital- Moments from River Torrens bike path for easy, safe access to the metro coast CT Reference - 5859/49 Council - City of Adelaide Council Rates - TBASA Water Rates - TBA Emergency Services Levy - TBA Year Built - 2001 Total Build area - 77m<sup>2</sup> approx. OUWENS CASSERLY - MAKE IT HAPPEN™ RLA 286513