

# 7/193 South Road, Ridleyton, SA 5008

## Sold Unit

Thursday, 21 March 2024

7/193 South Road, Ridleyton, SA 5008

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Type: Unit**



Vincent Doran  
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Thomas Crawford  
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## Contact agent

Sold By Thomas Crawford + Vincent Doran TOOP+TOOP Be swept away into a city-fringe oasis and feel right at home in this well-appointed property. Set to the back of the block, you can escape into this move-in ready two storey home. Well-crafted throughout and perfectly positioned close to all that you require and desire for functional living, in the thriving suburb of Ridleyton. Loved and cared for throughout the years, with an updated outdoor entertaining alfresco, large enough for any occasion, this easy-care allotment is guaranteed to catch the eye of the astute investor, professional couple and/or first home buyers alike. Two storeys of endless inclusions with the downstairs playing host to the open plan living, kitchen and dining space, while both upstairs bedrooms are accommodated by built-in robes and a beautifully updated bathroom. Don't miss out on your opportunity to step securely and stylishly into an area that's so in-demand right now. This Ridleyton lifestyle offers a mix of casual elegance that never goes out of style, so act quick! Features to note:

- Braemar ducted cooling upstairs
- Split system reverse cycle air conditioning downstairs
- Gas hot water service
- Guest toilet downstairs
- Filter tap to kitchen
- Euromaids gas cook top
- Generous under-stair storage
- External window shutter to the living space
- Beautifully renovated upstairs bathroom with walk-in shower
- Carpeted upstairs
- Ceiling fan and three door sliding built-robe to bed 1
- Built-in robes to bed 2
- Outdoor, undercover alfresco, with downlighting and TV point
- Lemon tree in the rear yard

Local Area

- Hawker Street for the popular Seven Grounds Café
- Croydon's Queen Street Scene with cafés and boutique shopping
- Minutes to Bowden's Plant 3 and Plant 4 hotspots
- A selection of reserves with Brompton Park offering a playground, basketball court, and sheltered seating areas
- Croydon Bowling Club
- Croydon Foodland
- Welland Plaza Shopping Centre

Public Transport

- A 12-minute walk to Croydon Train Station
- Free tram line to take you direct into the bustling CBD
- Ample bus stops along South Road and Hawker Street

Schooling

- Zoned to Brompton Primary and Woodville High School
- Immaculate Heart of Mary Primary School 1.5kms away
- St Margaret Mary's Primary School 1.6kms away
- St Dominics's Priory College 4kms away
- Nazareth Catholic College 4kms away

Nearby Hotspots

- Hit the leafy streets of North Adelaide, under 3km from home
- Adelaide CBD 10 minutes from home
- Prospect Road an 8-minute drive away for a variety of entertainment, restaurants, cafes and eateries

Method of Sale

- Best Offers By 6:00pm, Wednesday 10th April 2024 (unless sold prior)

Disclaimer

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For more information

- Feel free to contact Thomas Crawford of TOOP+TOOP Real Estate anytime on 0448 888 816.