

# 7/86 Seventh Avenue, St Peters, SA 5069

## Sold Unit

Friday, 3 November 2023

7/86 Seventh Avenue, St Peters, SA 5069

**Bedrooms: 1**

**Bathrooms: 1**

**Parkings: 1**

**Type: Unit**



Penny Riggs  
0439669965



Isabela Klemich  
0405412427

## Contact agent

Step into this one bedroom upstairs unit, designed to capture the essence of comfortable living. Ideally situated across from the Dog Park, this property effortlessly blends convenience and tranquility. As you enter, you're met with a user-friendly kitchen with electric cooking, perfect for preparing meals with ease. The open-plan layout seamlessly connects the living and dining areas, extending the space and providing an ideal setting for relaxation and hosting guests. A glass door from the living area opens onto the balcony, inviting you to bask in the warmth of the northern sun and savor the fresh outdoor air. The unit combines both a bathroom and laundry, ensuring practicality without compromise. The spacious double bedroom is bathed in natural light, creating a warm and welcoming ambiance. With a reverse cycle split system air conditioning unit, you can maintain a comfortable living environment year-round. Parking is a breeze with an undercover carport. Public transport is just a short walk away, streamlining your daily commute. Additionally, the well-loved St Peter's Bakery is within easy reach, where you can indulge in delectable treats and artisanal bread. This is your chance to secure an affordable and comfortable one-bedroom unit in a prime location. Whether you're a first-time buyer, an astute investor, or simply seeking a peaceful place to call home, this property offers an exceptional opportunity. Enjoy the convenience of living opposite the Dog Park, the culinary delights of St Peter's Bakery, and a welcoming community. Make this one bedroom gem your new home today!

Property Information  
CT: 5001/533  
Council: City of Norwood, Payneham & St Peters  
Council Rates: \$TBC  
ESL Rates: \$169.40pa  
SA Water Rates: \$153.70pq  
Strata Fees: \$TBC  
- Willsmore Patterson  
Year Built: 1965  
Schools Zoned: East Adelaide & Walkerville Primary Schools  
Adelaide Botanic & Adelaide High Schools