

8/157 Fullarton Road, Rose Park, SA 5067

HARRIS

Unit For Sale

Wednesday, 22 November 2023

8/157 Fullarton Road, Rose Park, SA 5067

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Type: Unit



Dijana Sladic
0418897400

\$420k-\$440k

Best offers by 12pm Monday 11th December (unless sold prior) First open inspection 5:30pm - 6pm Thursday 30th November
Cafe latte literally at your doorstep at Commisary, Victoria Park across the way and a short stroll to Hutt Street Precinct, Rundle Street and to the heart of Adelaide CBD. In the other direction a five minute walk to Dulwich Shopping, or ride or drive to Burnside Shopping, Norwood Parade or Iconic Foodland at Frewville. The location simply does not get much better than this. This cool solid brick mid-century apartment, circa 1965 situated in a group of eight only, with number 8 & 7 having their own private entrance, giving you a real sense of security. This apartment boasts so much natural light with its high ceilings and big picture windows throughout. Warm floating floors in the living and dining, beautifully renovated kitchen with retro influences finished in mint and neutral tones, freestanding gas cooker, spacious open plan living with direct access to a private balcony. Two generous size bedrooms, master with full length robes and the adjoining bedroom with built-in shelving. Near original bathroom with art deco feels in classic black and white palette. Lots more to love:- Three ceiling fans- Daikin Split system air-conditioning unit- No adjoining walls- Private balcony - Storage room (shared with apartment 7)- Carport- Separate laundry - Easy access to public transport (that is if you need it!) - Faces Grant Ave - Zoned to Rose Park Primary and Marrayville High - Secure entrance shared by only two apartments If you are looking to buy your first home or investment property or a weekender be sure to inspect. Specifications: CT / 5023/703 Council / Burnside Zoning / UC Built / 1965 Council Rates / \$984.50pa Emergency Services Levy / \$103.65pa SA Water / \$153.70pa Strata Rates / \$500.00pa Strata Manager / Strata Management SA Estimated rental assessment / \$450 - \$495 per week / Written rental assessment can be provided upon request Nearby Schools / Rose Park P.S, Gilles Street P.S, Marrayville H.S, Urrbrae Agricultural H.S Disclaimer: All information provided has been obtained from sources we believe to be accurate, however, we cannot guarantee the information is accurate and we accept no liability for any errors or omissions (including but not limited to a property's land size, floor plans and size, building age and condition). Interested parties should make their own enquiries and obtain their own legal and financial advice. Should this property be scheduled for auction, the Vendor's Statement may be inspected at any Harris Real Estate office for 3 consecutive business days immediately preceding the auction and at the auction for 30 minutes before it starts. RLA | 226409