

11/411 Anzac Highway, Camden Park, SA, 5038



Apartment For Sale

Wednesday, 14 August 2024

11/411 Anzac Highway, Camden Park, SA, 5038

Bedrooms: 2

Bathrooms: 2

Parkings: 1

Type: Apartment

Near New High-Quality Apartment In The Heart Of Convenience

Perfectly positioned between the coast and the city, this 2-bedroom apartment in Clifton Park Apartments offers low-maintenance living in a rapidly growing suburb. Step into the open-plan living area featuring a modern corner kitchen with dining and living areas flowing seamlessly to the balcony with north-easterly hill views. The master bedroom features a walk-in robe and an ensuite while the second bedroom features a built-in robe. The main bathroom is well-appointed offering modern amenities and sleek finishes and a European-style laundry adds to the convenience. Security features of the building include a FOB key entry, an intercom system, and privacy screens on all windows.

- c2022 modern two-bedroom, two-bathroom apartment in Clifton Park apartments
- Spacious open-plan living and dining space, with amazing natural light & access to the balcony
- Floating floors, split system air conditioning & easy indoor/outdoor flow also to the living space
- L-shaped kitchen with 20mm stone benchtops, stainless steel gas cooktop & ample storage
- Spacious master bedroom with wool carpets, a walk-in robe and an ensuite bathroom
- Second bedroom also of good size, with wool carpets and built-in robes
- Sleek main bathroom with floor-to-ceiling tiles, large shower and stone vanity
- European laundry, ducted reverse cycle air conditioning and secure building access
- One secure allocated car park with secure remote entry and immediate access to the lift
- Moments from Glenelg and Jetty Road precincts with dining and entertainment options
- Close to Kurralta Park Central, Harbour Town and Westfield Marion shopping precincts
- Equidistant between the Adelaide CBD and the beach; ideal to get around
- Easy access to the bus on Anzac Highway & Tram at Camden Park

Other Information:

Title: Community Title

Council: City of West Torrens

Zoning: Housing Diversity Neighbourhood

Build: c2022

Internal: 83m²

Council rates: \$1,096.50 per annum

SA Water: \$153.70 per quarter

Emergency Services Levy: \$111.95 per annum

Strata Manager: Strata Data

Strata Rates: \$858.56 per quarter

Rental Assessment: \$550 per week

All information has been obtained from sources deemed to be accurate, however, it cannot be guaranteed and neither the agent, agency or vendor accepts any liability for errors, omissions or oversights. Any reference to rates/outgoings, school zoning, planning consent, land/building sizes, build year, and solar panels are all approximate. It is recommended any interested parties conduct their own due diligence. RLA325330.