

227/16 Holdfast Promenade, Glenelg, SA 5045



Apartment For Sale

Monday, 8 July 2024

227/16 Holdfast Promenade, Glenelg, SA 5045

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Type: Apartment



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Best Offer by Tuesday 23rd of July at 12pm (USP)

Introducing an exceptional opportunity to embrace coastal living at its finest with this stunning apartment. Perfectly positioned along the ever-popular Holdfast Promenade overlooking the beautiful Colley Reserve and Marina Pier, this residence offers the perfect blend of luxury, and seaside serenity. Step inside to discover a well-appointed open-plan living and dining area is bathed in natural light, creating a warm and inviting atmosphere. The contemporary kitchen is equipped with high-end appliances, and ample storage, making it a delight for both everyday convenience and entertaining guests. The apartment boasts two generously sized bedrooms, one including a built-in robe, and each designed with comfort and style in mind. The pristine bathroom includes a shower over bathtub, and ample storage. One of the standout features of this property is the spacious living area opening out to the private balcony area. The balcony overlooking Colley Reserve and showcasing the best of the Marina Pier, is perfect for entertaining guests. Just a short stroll away is the iconic Jetty Road, renowned for its array of dining, shopping, and entertainment options. From trendy cafes and gourmet restaurants to boutique shops and lively bars, there is always something to explore and enjoy. The nearby tramline provides direct access to the CBD, ensuring effortless connectivity to the city's business and cultural hubs. Residents of this prestigious complex also have access to an array of first-class amenities, including a state-of-the-art gym, a sparkling indoor pool, and a secure parking spot. Additionally, the stunning coastal location offers endless opportunities for outdoor activities, from beach walks and swimming to cycling and more along the picturesque coastline.

What we Love:

- Luxurious apartment along ever-popular Holdfast Promenade
- Open-plan living and dining area with abundant natural light
- Contemporary kitchen with high-end appliances and sleek cabinetry
- Two generously sized bedrooms, one with a built-in robe
- Pristine bathroom with bathtub and ample storage
- Expansive balcony with stunning views over the Marina & Colley Reserve
- Close proximity to Jetty Road's dining, shopping, and entertainment options
- Walking distance to the tramline for direct access to the CBD
- Access to first-class amenities including a state-of-the-art gym and indoor pool
- Secure parking spot included
- Perfect coastal location for beach walks, swimming, cycling, and more

Specifications

Title: Community
Year built: 2002
Council rates: \$1,277.55 per annum
Administration fund: \$2,249.00 per quarter
Sinking fund: \$112.00 per quarter
ESL: \$276.05 per annum
Heating & cooling: Ducted air conditioning
Water Rates: \$78.60 per quarter
Sewer Rates: \$93.30 per quarter

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.