

**707/29 Angas Street, Adelaide, SA, 5000**



**Apartment For Sale**

Friday, 30 August 2024

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**Bedrooms: 1**

**Bathrooms: 1**

**Type: Apartment**

## One Bedroom Central City Apartment With Hills Views

Gloriously vibrant architectural style and the ultimate 'premium postcode' are what define Kodo Apartments... perfectly positioned close to the CBD's central focal point, Victoria Square.

City-based apartment living doesn't get much better than this. While this gorgeous one bedroom 7th floor apartment is in the very heart of the city, it boasts a beautifully scenic outlook to the enchanting Adelaide hills landscape.

The apartment is flooded with natural light courtesy of a wall-to-wall, floor-to-ceiling glass-door connection to the undercover balcony, what a top spot for your morning coffee! The carpeted bedroom enjoys the view too but with less glass and much greater consideration for the ultimate sleep conditions.

The high quality kitchen serves up stunning stone benchtops, stainless appliances, an integrated Miele dishwasher and gas cooking. And a clever laundry setup combines discreet storage for your washing machine and fridge, with inbuilt storage between.

- Ideal first home, downsizer or investment
- Currently tenanted at \$520 until Jun 2025
- Exciting 2019-built apartment complex
- Secure FOB access and intercom security
- One snoozy bedroom with carpet and a built-in robe
- Fully-tiled bathroom featuring a stone-top vanity and in-wall cistern
- Spacious undercover balcony with panoramic views to the hills
- Exquisite timber flooring and premium bedroom carpet
- Miele kitchen appliances, gas cooktop, rangehood, integrated dishwasher
- Stone benchtops, breakfast bar
- European-style laundry facilities with integrated kitchen storage
- LED downlights, 2.7m ceilings and ducted reverse cycle a/c
- Basement storage cage
- Spacious communal sky garden for entertaining friends and family
- Steps to public transport including the free inner-city tram
- Walk to the Central Markets, Chinatown, dining and entertainment venues
- Zoned Adelaide Botanic High School and Adelaide High School

RLA 326078