

**804/304 Waymouth Street, Adelaide, SA, 5000**



**Apartment For Sale**

Saturday, 10 August 2024

804/304 Waymouth Street, Adelaide, SA, 5000

**Bedrooms: 1**

**Bathrooms: 1**

**Type: Apartment**



Jordan Thomas

## Investment Excellence! Furnished City Studio Apartment

Investor and student-buyer alert: this furnished studio apartment with a built-in study desk is tenanted at \$380 per week until 3rd February 2025.

UniLodge on Waymouth is brilliantly positioned in the city's north-west pocket within easy walking distance of university campuses, public transport options, the Central Markets, Chinatown, the Royal Adelaide Hospital and the South Australian Health and Medical Research Institute.

A west-facing aspect bathes this modern studio in golden sunsets. The balcony invites a fresh-air alternative to split system heating and cooling, while the open plan space easily accommodates the bed, sofa, kitchenette and dining table while featuring a handy built-in study desk with shelving.

UniLodge provides comfortable communal spaces including an air conditioned leisure room, library, tutorial room, outdoor living space, gymnasium, fully equipped laundry and extensive kitchen facilities.

- Secure swipe-card building access and 24-hour security surveillance
- On-site reception service
- Secure bicycle storage facilities
- Fully furnished studio apartment
- Modern bathroom with full-height tiling
- Carpeted floors
- Tiled kitchenette including shelves, a hotplate, mini fridge and microwave
- Built-in wardrobe
- Walk to all city amenities including shopping and dining venues
- Zoned Adelaide High School and Adelaide Botanic High School

RLA 285309