

6/18 Williams Avenue, St Morris, SA 5068



Sold House

Tuesday, 5 September 2023

6/18 Williams Avenue, St Morris, SA 5068

Bedrooms: 2

Bathrooms: 1

Area: 12 m2

Type: House



Steven Ulbrich
0881808162



Tiffany Hayford
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\$425,000

It is with great anticipation that Steven Ulbrich, Tiffany Hayford and Ray White Angle Vale | Elizabeth present this wonderful two bedroom unit in a complex of seven units among a superb community in the high demand suburb of St Morris. Located in a prime position you are within a short distance to local parks, schools, restaurants/cafes, cinemas, the University of SA, Burnside Village and the bustling Norwood Parade. As you make your way up to the second level and enter via the screen door you'll notice the unit has been freshly painted and offers well maintained hybrid wooden flooring throughout. As you pass the laundry with provisions for your washer/dryer combination you'll be greeted by the kitchen. The well-designed floorplan of this unit boasts a kitchen with ample under bench and above bench cabinetry and shelving, a stainless steel dishwasher to ensure clean ups are a breeze and an upright cooker with a brick tiered splash back adding style and sophistication to heighten your senses. Further along you'll approach the 4.7m x 4.0m living area. It's an ideal space to simply put your feet up and unwind after a busy day out or to entertain guests morning, noon or night. The handy addition of the outside accessible balcony allows you to embrace the morning sunshine whilst sipping a hot cup of coffee in preparation for what will be another eventful day. The window/wall mounted reverse cycle air conditioner will keep you in utmost comfort all year round. Featuring two bedrooms, the first measures 3.8m x 2.6m and offers a built-in cupboard whilst the master suite measures 3.6m x 2.8m and offers floor to ceiling mirrored built-in robes. The tiled bathroom provides the lucky purchaser with a bath, a shower, a toilet and a separate vanity with triple door cabinetry and a nearby linen cupboard for that extra storage solution. Downstairs you are provided with your own undercover carpark to house your vehicle out of the weather elements measuring 4.4m x 2.8m. Being built in 1971, offering 79m² of easy to maintain real estate and with the ability to achieve a high rental yield this unit is a perfect 'Set and Forget' addition to any portfolio or for the lucky resident to call St Morris home. Features you will adore:

- Freshly painted throughout
- Well maintained hybrid wooden flooring
- Separate laundry at entry point
- Kitchen with under/above bench cabinetry
- Stainless steel dishwasher
- Upright electric cooker
- Living room with outside balcony access
- Window/wall reverse cycle air conditioner
- Master bedroom with floor to ceiling mirrored built-in robes
- Bedroom two with a built-in cupboard
- Tiled bathroom with a bath, a shower, a toilet and cabinetry
- Linen cupboard
- Ground level undercover car park
- Restaurants/Cafes/Shopping a 3 minute walk away
- The 'Gums Reserve' a 2 minute drive away
- Trinity Gardens School a 5 minute drive away
- University of South Australia a 4 minute drive away
- Burnside Village Shopping Centre an 8 minute drive away
- HOYTS Cinemas a 6 minute drive away
- The Norwood Parade a 13 minute walk or a 3 minute drive away

This property will not hang around for long and represents excellent value for money. Contact Steven Ulbrich on 0484 277 674 for further information or attend the scheduled open inspection. Want to find out where your property sits within the market? Have our multi-award-winning agent come out and provide you with a market update on your home or investment! Call Steven Ulbrich or click on the following link:

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