

66 Biturro St, Largs North, SA, 5016



Unit For Sale

Friday, 30 August 2024

66 Biturro St, Largs North, SA, 5016

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Type: Unit

It's a Breeze - Affordable Coastal Retreat

Auction Location: on site

Fancy your own coastal getaway? Established 2014, this is a downstairs unit in a well maintained group of eight, a base for sailing buffs, downsizers, young family, 1st home buyers or investors? This is an excellent start to secure lifestyle change. Fresh and repainted throughout, it has a nautical feel and is open plan with 2.46 m ceilings and very easy to maintain, lock up and leave, tenant or ready for you to move in without any work required.

With huge demand for housing and such low supply, think outside the square. What other major city has an opportunity to buy in a sensible and affordable price bracket with major tourist and recreational centres such as Pt Adelaide and Semaphore at your doorstep and access routes via bus or train close by. A short drive to the beach or Port River, there are so many activities to see and do, you're spoilt for choice. Visit the Dolphin sanctuary, enjoy the open spaces of Meyer reserve and the Lady Gowrie foreshore playground. If it's the lifestyle you're after there are many advantages to rethink and move from inner city suburbs and to own your own home and break the rental cycle.

As an open plan living, kitchen and dining area, it has high ceilings, timber look floating floors, gas hotplates, under bench oven and plenty of cupboard space. Colour scheme is cool and inviting and recently painted throughout, reflecting the vibe of coastal tranquillity. The carpeted bedrooms are light filled and the bathroom includes a functional laundry.

The Weatherboard coastal exterior is smart and well presented; there's enough paved space at the rear to enjoy outdoor dining & living in the private wraparound courtyard. Can't live without a garden?? You can create a walled and vertical green retreat without being a slave to a traditional huge garden allotment.

Only 16 km to the CBD and with train service from Largs North Station it's a relaxing 30 minute trip and bus services along major roads if commuting. Ocean View College Gedville Campus, P-12 is the local school zone with local private schools while many commuters select to live locally and school at city Colleges.

For the Sea faring enthusiasts- name your passion with Port River Sailing Club and Port Adelaide Rowing Club, Cruising Yacht Club and North Haven Boat Ramp, whatever you require. Don't own a boat ?- just looking over calm marinas and windswept, coastal, nautical activity gives life a whole new meaning. This home is a well loved investment property for sale as original owners divest. Not on the market since being built and looking as fresh as an ocean breeze.

Catch it if you can!

(\$495,000)

CT: Volume 6142 Folio 674

Council Port Adelaide Enfield

Council Rates: \$1,095.90 per annum (approx)

Water Rates: \$153.70 per quarter (approx)

Strata Levy: \$557.00 per quarter (approx)

Year Built: 2014 (approx)

To register your interest or to make an offer, scan the code below:

<https://prop.ps/l/vvNafTzMbWZH>

(Please copy and paste the link into your browser)

LJ Hooker Kensington | Unley provide a service called Auction Pay which allows you to pay your deposit online, on the spot at Auction, rather than having the hassle of arranging payment by cheque. Please contact Gabrielle Overton to find

out more about this service.

The Vendor's Statement (Form 1) will be available for perusal by members of the public:-

(A) at the office of the agent for at least 3 consecutive business days immediately preceding the auction; and

(B) at the place at which the auction is to be conducted for at least 30 minutes immediately before the auction commences.