

**1103/104 North Terrace, Adelaide, SA, 5000**

**HARRIS**

**Apartment For Sale**

Thursday, 24 October 2024

1103/104 North Terrace, Adelaide, SA, 5000

**Bedrooms: 1**

**Bathrooms: 1**

**Type: Apartment**



Benjamin Tan

## **Hassle free investment or trendy owner occupy living!**

Perfectly positioned on the vibrant North Terrace, this apartment offers an exciting city lifestyle or a prime investment property to add to your portfolio. Take in the stunning north facing views over North Terrace, the River Torrens Precinct and Adelaide Oval and enjoy the warmth of the winter sun in the colder months.

There is just so much to offer in this sort after city location! Directly across the road is the Riverbank Precinct with the iconic Adelaide Oval, Festival Theatre, Convention Centre and only a few hundred metres away you'll find the expansive Medical Precinct consisting of the Royal Adelaide Hospital (RAH), South Australian Health and Medical Research Institute (SAHMRI), South Australian Health and Biomedical Precinct (SAHBP), Uni SA Health Innovation Building (HIB) and the Adelaide Health and Medical Sciences Building (AHMS).

Take advantage of the huge range of investment options on offer. Choose to reap the excellent fuss free rental returns provided through a choice of management companies, lease the apartment out privately or enjoy the city vibe as an owner occupier.

### Specifications:

CT / 5903/780

Council / Adelaide

Zoning / CC

Built / 2003

Council Rates / \$1,884.10pa

Community Rates / \$2,397pq

Community Manager / Whittles

Emergency Services Levy / \$515.55pa

SA Water / \$165.55pq

Estimated rental assessment: \$480 - \$510 p/w (Written rental assessment can be provided upon request)

Nearby Schools / Sturt Street Community School, Gilles Street P.S, Torrensville P.S, Adelaide H.S, Adelaide Botanic H.S

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