

6/1680 Main North Road, Brahma Lodge, SA, 5109



Apartment For Sale

Wednesday, 13 November 2024

6/1680 Main North Road, Brahma Lodge, SA, 5109

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Type: Apartment



Dave Stockbridge

0413089910

Secure tenancy, low maintenance and just 18 kms from the CBD

Nestled in a quiet group off the service road and well away from the hustle and bustle this homette offers an intriguing blend of features for the hands off investor.

Currently under management and delivering excellent returns for a stable tenant this property has recently been refurbished and so is ready to keep renting out without any hard work.

Boasting size to surprise, this compact residence is light, bright and airy and offers 2 large bedrooms, 2 way bathroom and open kitchen and living area in a style familiar with this seeking a modern property.

Floating floors flow throughout the main traffic areas offering the warmth of natural wood texture whilst the contemporary tone on the walls brighten the home and encourage light to flow throughout the home.

With bench space and cupboard space aplenty the kitchen is boasts a breakfast bar and overlooks the casual living area that intern flow through the glass sliding doors to the rear patio.

With garage under the main roof the car is always secure or for those without cars the extra storage will always add value.

2 reverse cycle split system air conditioners serve to render the weather outside irrelevant with the ability to heat and cool to ensure comfort all year round.

Low maintenance and easy care gardens make this ideal for those seeking an investment property without the headaches.

Already delivering a return our client seeks a landlord to pass the baton onto so they to can enjoy the excellent growth of this area and the low vacancy rates that make Brahma Lodge a favourite with investors.

A short stroll to the areas best schools, a quick drive into Salisbury and 10 minutes to Golden Grove this property is well situated to ensure it remains popular with tenants for many years to come.

Invest now and nest later or simply buy now and enjoy an excellent return on your investment this property is that turn key investment many are looking for.

****DISCLAIMER**** Although the Agent has endeavoured to ensure the accuracy of the information contained within the marketing material we remind prospective purchasers to carry out their own due diligence and to not rely upon the information in this description. This description does not warrant that all features, improvements or appliances are in working order or have necessary approvals and the Agent advises all parties interested in the home to undertake their own investigations prior to purchase.

****PRICING****

For the most part of the last 26 years I have been releasing properties to the market without a price. I do so just for the first open inspection and then we set a price with the Vendor/s in consideration of the feedback derived from the first open. I understand that may frustrate some buyers but the frustration will be rewarded with a price range set that is an accurate reflection of market value balanced by the Vendor/s expectation. It is also frustrating for a vendor to be on the market for weeks longer than necessary because they have over priced their property. Or if they choose to price the home in excess of feedback levels they can do so knowingly and factor that into their timeframe. I will release a price by way of SMS to all buyers who attend the first open and upload a price as soon as practicably thereafter. Thank you and should you have any further questions about my rationale in marketing properties successful in this manner for over 1600 sales please feel free to call me directly anytime.

CT: 5897/966

Land Size: 253m²

Year Built: 2003

Zone: General Neighbourhood

Council: City of Salisbury

RLA 232366