

Unit 42 11-15 Hollywood Boulevard, Salisbury Downs, SA, 5108

CENTURY 21

Apartment For Sale

Wednesday, 20 November 2024

Unit 42 11-15 Hollywood Boulevard, Salisbury Downs, SA, 5108

Bedrooms: 1

Type: Apartment



Peter Paterson
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Fantastic Affordable Retirement or Investment opportunity

A Brilliant Affordable Retirement Option or a fantastic set and forget addition to your self managed superannuation, you choose. Where else can you find such affordable strata titled accommodation like this so close to all important facilities? Perhaps combine the best of all worlds and look to purchase this property for Mum or Dad, with the benefits of a investing in family comfort perhaps trumping all other possibilities for your super fund. There is presently a waiting list for tenants, so should you purchase as an investment you should have little difficulty finding a suitable person to live in your investment.

Situated a literal stones throw from popular Hollywood Plaza with all of its specialty and everyday needs shopping, and with excellent public transport options, this secure and privately positioned property will suit any single person looking for an affordable, modern, safe and comfortable retirement home. Beautifully clean and neatly repainted only recently, your new home is nicely positioned within this comfortable and secure complex and has much to offer.

Beautiful landscaped and fully maintained gardens with year round green lawns and even a community fruit tree and vegetable garden for those who enjoy the outdoors, you will thrive here. Your light filled and fuss free home comprises a combination lounge / dining with walk through galley style kitchenette with fridge and microwave and a bedroom with built in robe adjacent to an ensuite bathroom with laundry facilities if required. On site parking is available by arrangement with management, and your faithful pet should be ok to join you here as well (by approval). Split system air conditioning takes care of year round climate control and easy care laminated hard floors minimise dust for those who may suffer from with allergy issues. Your home was designed with access for the disabled in mind and should you require a wheel chair you will manage well here.

Outside is a private all weather rear verandah for that sunny afternoon drink or cuppa. The complex is very well maintained and 24 hour on site management ensures that your needs are met. Even the bins are taken out for you! A tasty and nutritious two course meal is provided for you to either enjoy in the privacy of your home or to perhaps enjoy in the well equipped communal dining, laundry and library area if you feel like company. And at only \$110 per week this is a real bonus to living here. Just book it in and your meal is available for collection any time up until 6pm daily. With reasonable strata / community / sinking fund fees of approximately \$730 per quarter, Council Rates of approximately \$499 per annum plus Approximately \$165 per quarter for water and sewer contribution, your life here will be comfortable and affordable.

Check this property out soon since these opportunities are sought after and therefore difficult to come by. Book your inspection with the agent or keep an eye out for advertised inspections.