

1/14 Alice St, Plympton, SA, 5038

Unit For Sale

Thursday, 24 October 2024

1/14 Alice St, Plympton, SA, 5038

Bedrooms: 2

Bathrooms: 1

Parkings: 2

Type: Unit

Perfect in Plympton - Cosy Charmer Catching Incredible Convenience

Spilling with natural light, cottage charm and impeccable lifestyle convenience tailor-made for downsizers and young buyers alike keen to secure a spot super close to cafés, local shops and bustling shopping precincts, not to mention vital city-to-sea tram transport - let this perfect little Plympton number tick all your boxes and some!

A bright and airy base of contemporary simplicity, enjoy spacious open-plan living that packs enough room to entertain close friends or simply laze sunny days away, while the updated bathroom adds a refreshing modern touch to the generous 2-bedroom floorplan. With handy built-in robes in the master, an array of AC units throughout, garden shed, and dual carports to this street-facing abode... this is a delightful entry into easy, stress-free living.

MORE TO LOVE

- Beautifully bright and airy family and meals zone headlined by the charming kitchen hub featuring warming timber bench tops, plenty of crisp cabinetry, alfresco views and scope to expand
- Loads of natural light through wide cottage windows and AC for everyday comfort
- Ample-sized master bedroom featuring durable carpets, wide mirrored BIRs and AC
- Good-sized 2nd bedroom, also with AC
- Sparkling modern bathroom featuring separate shower and bath, as well as floating timber-look cabinetry and vanity
- All-weather courtyard alfresco with verandah, and tool/garden shed
- Dual carports either side of your free-standing home
- Immaculately maintained block in a very small group of friendly neighbours

SCHOOL ZONING

Around the corner from St John the Baptist Catholic Primary, Plympton Primary, Plympton International, as well as Goodstart Early Learning for all your schooling and education options

With shopping and café options right outside your door - from your local ALDI and Coles, Incognito and KOM cafés, or a quick zip to the bustling Kurralta Park & Kmart teeming with delicious foodie options - you won't find a better base to deliver all your daily essentials in high supply. Meanwhile, straddling ANZAC Highway for a cruisy 9-minute car ride to the CBD, 8-minutes to the beach-loving Jetty Road Glenelg, or jump on the Marion Road Tram Stop for hassle-free commutes in either direction for an unrivalled level of convenience you can only get in the west!

Specifications:

CT 5036/464

City of West Torrens

Building Area: 107sqm

Year Built: 1976

Council Rates: \$289.05 pq Approx.

ES Levy: \$105.70 pa Approx.

SA Water: \$78.60 pq Approx.

Sewerage: \$86.95 pq Approx.

Strata Fee: \$498 pq Approx.

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