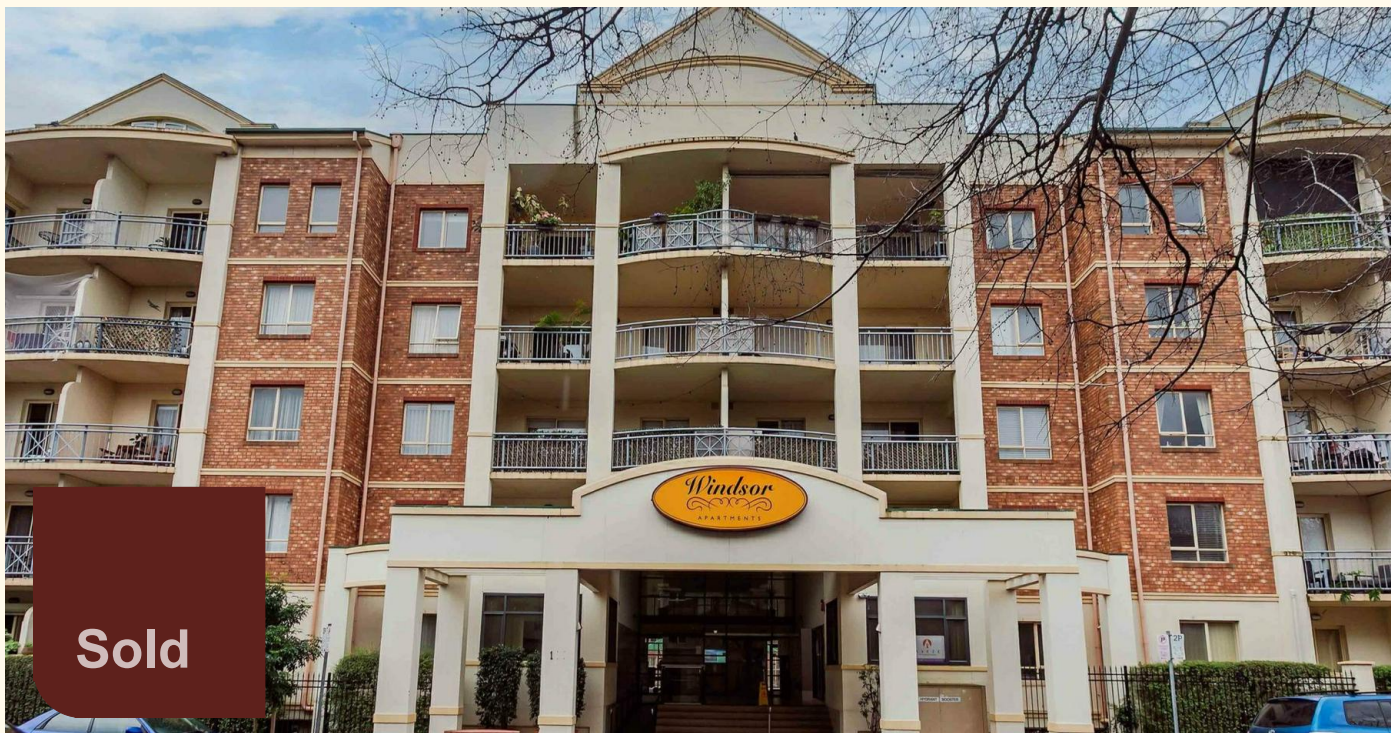




38c/18 Bewes Street, Adelaide

Sky-High City Living with Rare Loft-Style Design & Resort Amenities

Positioned within the iconic Windsor Apartments, this unique multi-level residence delivers an exceptional inner-city lifestyle, combining generous proportions, soaring ceilings, and stunning city views in one of Adelaide's most sought-after CBD fringe locations.

Offering a rarely found loft-style floorplan, the apartment is ideal for professionals, investors, downsizers, or those seeking a lock-up-and-leave city base without compromising on space or comfort.

The lower level is centred around a light-filled open-plan living and dining area, enhanced by dramatic double-height ceilings and floor-to-ceiling glazing that floods the space with natural light. Sliding doors open onto a private balcony where elevated outlooks across the city skyline create the perfect setting for morning coffee or evening relaxation.

The well-appointed kitchen offers generous bench space, quality appliances, ample storage, and seamless integration with the dining and living zones, making entertaining effortless.

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FOR SALE
Contact Agent

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All information contained therein is gathered from relevant third parties sources.
We cannot guarantee or give any warranty about the information provided.
Interested parties must rely solely on their own enquiries.



Accommodation on the lower level includes two spacious bedrooms, both fitted with built-in wardrobes and serviced by a central bathroom and integrated laundry facilities.

Upstairs, a substantial master retreat provides exceptional privacy and flexibility. Complete with built-in storage, private ensuite with a bathtub, and an adjoining study or retreat space, this upper-level sanctuary is ideal as a luxurious master suite, work-from-home space, or private guest accommodation. Rare attic storage is also available, further enhancing the city living lifestyle.

Residents enjoy access to an array of lifestyle facilities including a tennis court, BBQ area, and beautifully maintained communal grounds, creating a resort-style atmosphere rarely found in city living.

Positioned on Adelaide's desirable eastern fringe, the location offers unrivalled convenience. Enjoy walking access to Hutt Street's vibrant café and dining precinct, Rundle Mall, the Adelaide Central Market, Chinatown, and some of Adelaide's finest restaurants and entertainment venues. Public transport is readily accessible, while Calvary Adelaide Hospital, St Andrew's Hospital, universities, and parklands are all within easy reach.

Zoned for the highly regarded Adelaide High School and Adelaide Botanic High School, with Gilles Street Primary School nearby, this is an outstanding opportunity to secure a spacious city residence or high-performing investment in a tightly held location.

Key Features

- Unique loft-style apartment with versatile multi-level design
- Three-bedroom configuration with additional study/retreat space
- Soaring double-height ceilings in the main living area
- Light-filled open-plan living and dining zone
- Private balcony with elevated city views
- Convenient attic storage
- Well-appointed kitchen with generous storage and bench space
- Two lower-level bedrooms with built-in wardrobes
- Private upper-level master suite with ensuite and bathtub
- Additional study, retreat, or work-from-home space upstairs
- Integrated laundry facilities
- Secure apartment complex
- Hybrid flooring
- Access to communal tennis court and BBQ facilities
- Walking distance to Hutt Street, Rundle Mall, Central Market & Chinatown
- Close to Calvary Adelaide and St Andrew's Hospitals
- Zoned for Adelaide High School & Adelaide Botanic High School
- Exceptional city-fringe lifestyle or investment opportunity

A rare offering that combines the scale of a townhouse with the convenience of apartment living, all set within one of Adelaide's most tightly held and lifestyle-rich city locations.

Specifications

Title: Strata

Council: City of Adelaide

Council rates: \$2,197.35pa (Approx)

ESL: \$140.30pa (Approx)

SA Water & Sewer supply: \$181.13pq (Approx)

Strata Rates: \$925.65pq (Approx)

All information provided including, but not limited to, the property's land size, floorplan, floor size, building age and general property description has been obtained from sources deemed reliable. However, the agent and the vendor cannot guarantee the information

is accurate and the agent, and the vendor, does not accept any liability for any errors or oversights. Interested parties should make their own independent enquiries and obtain their own advice regarding the property. Should this property be scheduled for Auction, the Vendor's Statement will be available for perusal by members of the public 3 business days prior to the Auction at the offices of LJ Hooker Mile End at 206a Henley Beach Road, Torrensville and for 30 minutes prior to the Auction at the place which the Auction will be conducted. RLA 242629

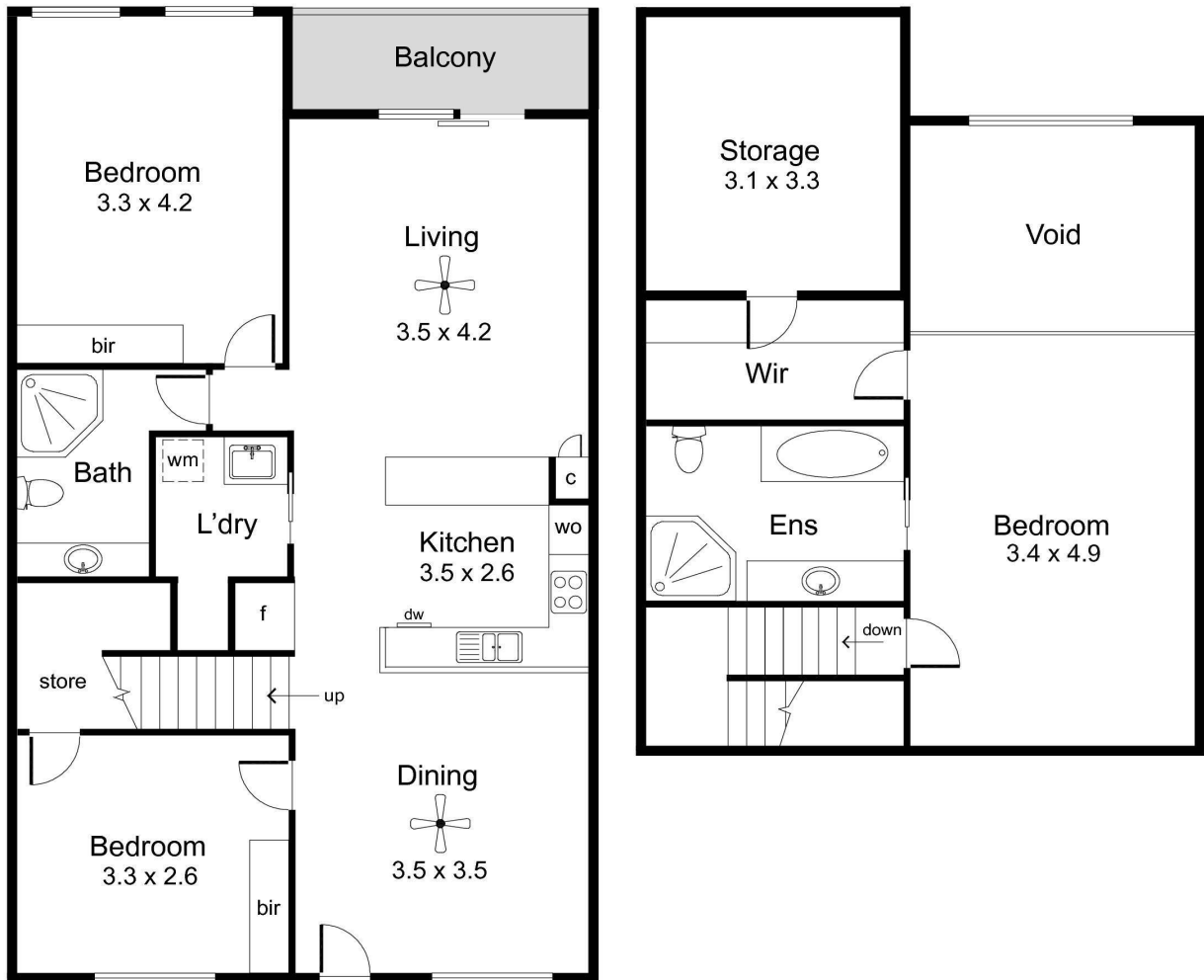
MORE DETAILS

Property ID	YJYHDM
Property Type	Apartment
Including	Ensuite
	Air Conditioning
	Close to Schools
	Close to Shops
	Close to Transport
	Window Treatments

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Area (Estimate only)	
Living	125.0 m
Balcony	4.6 m ₂
Total	129.6 m

For illustrative purposes only.
All measurements are approximate