



8/156 Frost Road, Brahma Lodge

## Calling All Investors

Nestled within a peaceful and well-kept group of just eight, this charming two-bedroom unit in Brahma Lodge offers comfortable, low-maintenance living in a tightly held strata community. Originally built in 1971, the unit has been carefully maintained over the years and has enjoyed the reliability of a long-term tenant, making it an appealing opportunity for investors, first-home buyers, or those looking to downsize.

Inside, you'll find a bright and practical open-plan design that brings together the kitchen, dining, and living areas to create a welcoming and functional space. Natural light fills the home, enhancing the warm and relaxed atmosphere, while the well-considered layout ensures easy everyday living and effortless flow throughout.

### Key Features:

- Two spacious bedrooms with plenty of natural light
- Brand new split system heating and cooling for year-round comfort
- Modernised kitchen with electric cooking appliances
- Secure gated entry with parking space for two vehicles
- Private balcony for outdoor enjoyment

Ideally positioned within walking distance to the local hotel and public transport, and only minutes from Saints Road Shopping Centre, convenience is at your doorstep. With the Adelaide CBD

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.

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### FOR SALE

\$395,000

### VIEW

Sat 13th Jun @ 11:15AM - 11:45AM

### AGENTS

Donna Staines  
0456 844 103  
donnas@ljhsales.com.au

### AGENCY

LJ Hooker Property Specialists  
(08) 8289 6660

 **LJ Hooker**

approximately 30 minutes away, this location provides the perfect combination of suburban comfort and city access.

Strata | Strata Data  
Strata Fees | \$586 per quarter (approx.)  
Council Rates | \$323 per quarter (approx.)

For further information, please contact Donna Staines on 0456 844 103.

All information provided has been obtained from sources we believe to be accurate, however, we cannot guarantee the information is accurate and we accept no liability for any errors or omissions (including but not limited to a property's land size, floor plans and size, building age and condition). Interested parties should make their own enquiries and obtain their own legal and financial advice. Should this property be scheduled for auction, the Vendor's Statement may be inspected at our LJ Hooker Property Specialists Real Estate office for 3 consecutive business days immediately preceding the auction and at the auction for 30 minutes before it starts.  
RLA 208516

## MORE DETAILS

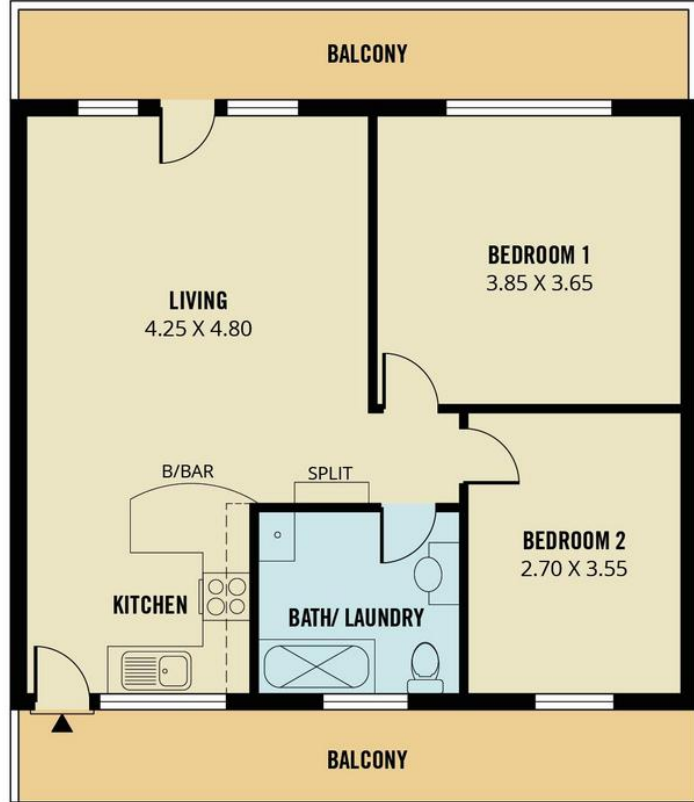
Property ID                   2DF6GJU  
Property Type               Unit

**Donna Staines 0456 844 103**  
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[propertyspecialists.ljhooker.com.au](http://propertyspecialists.ljhooker.com.au) | [info@ljhsupport.com.au](mailto:info@ljhsupport.com.au)



NOT IN POSITION



**102m<sup>2</sup>**

**TOTAL**

67m<sup>2</sup>

Living

21m<sup>2</sup>

Balcony

14m<sup>2</sup>

Carport

Scale in metres. This drawing is for illustration purposes only. All measurements are approximate and details intended to be relied upon should be independently verified.

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