

## Brooklyn Park, 36/281 Henley Beach Road

### Secure Apartment Living



Best Offers By Tuesday 5th August @ 3pm

Situated within the secure 'Brooklyn Apartments' complex, this residence offers safe and comfortable apartment living in a highly desirable location, just minutes from the CBD.

The apartment features a spacious kitchen with ample bench and storage space, complete with a gas cooktop. Adjacent to the kitchen, the meals area offers a relaxed space for everyday dining, while the bright living room opens onto a private balcony.

All three bedrooms are positioned off the main hallway, two fitted with built-in wardrobes and serviced by a central bathroom, a separate WC, and a modernised laundry.

The complex offers peace of mind with secure gated access for residents and an internal intercom system for guest entry.



**Disclaimer:** 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.

**For Sale**  
Contact Agent

**View**  
[ljhooker.com.au/XS9HDM](http://ljhooker.com.au/XS9HDM)

**Contact**  
**Thanasi Mantopoulos**  
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**Symeon Eftimiou**  
08 8352 7111  
symeon@ljhooker.me

**LJ Hooker Mile End | Woodville**  
**(08) 8352 7111**

Enjoy a convenient lifestyle in this well-connected location, just a short commute to the CBD with public transport almost at your doorstep. Walk to nearby shops and cafés, and take advantage of local parks, playgrounds, and walking trails along the River Torrens. For a coastal escape, head to Henley Square's vibrant café scene or relax at Henley and Grange beaches. With a range of quality primary and secondary schools nearby, this area is ideal for families and professionals alike.

#### Key Features

- Spacious, light filled lounge room
- Kitchen with plenty of cupboard and bench space, and a gas cooktop
- Casual meals area
- Three bedrooms, two with built-in wardrobes
- Main bedroom includes a ceiling fan
- Central bathroom and separate WC
- Modern laundry
- Private balcony
- 1 allocated parking space
- Fully fenced complex with intercom control of gate

#### Specifications

Title: Strata Title

Year built: c1977

Council: City of West Torrens

Council rates: \$1,228.70pa (approx)

ESL: \$97.15pa (approx)

SA Water & Sewer supply: \$176.30pq (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



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## More About this Property

<b>Property ID</b>	XS9HDM
<b>Property Type</b>	Unit
<b>Including</b>	Air Conditioning Intercom Built-in-Robes Carpeted Close to Schools Close to Shops Close to Transport Window Treatments

**Thanasi Mantopoulos 0421 188 498**

Sales Executive | [thanasi@ljhooker.me](mailto:thanasi@ljhooker.me)

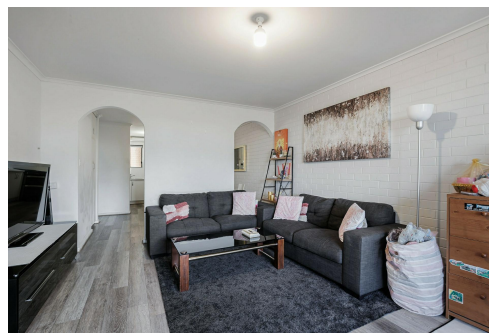
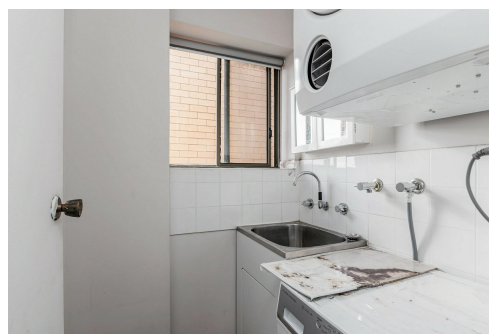
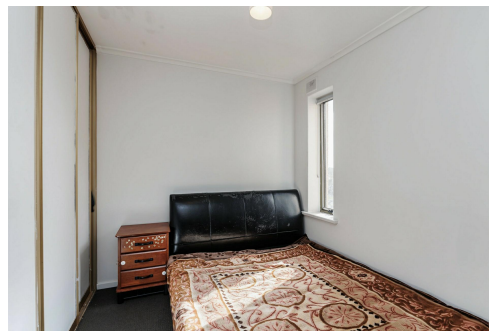
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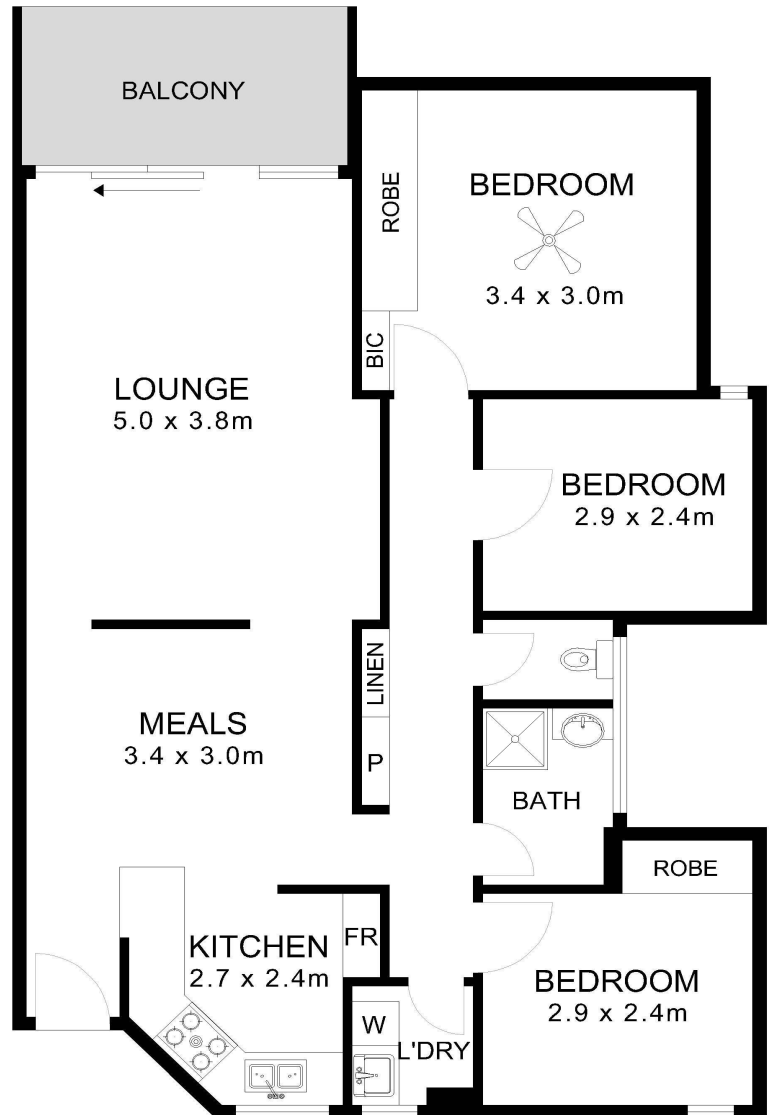


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\* NOT IN POSITION



Approx Gross  
Living = 79m<sup>2</sup>  
Carport = 24m<sup>2</sup>  
Balcony = 6m<sup>2</sup>  
Total = 109m<sup>2</sup>

## 36/281 Henley Beach Road, Brooklyn Park

For illustrative purposes only. All measurements are approximate.  
Andrew Waters Photography



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