







4/507B Anzac Highway, Glenelg North

A Charming Homette with a Wonderful Seaside Lifestyle

Enjoy the best of coastal living with this charming homette, perfectly positioned in a sought after seaside location. Don't let the main road address deter you - tucked away for privacy and security, this delightful home offers a wonderful lifestyle opportunity just moments from the vibrant Glenelg shopping precinct, beautiful beach, popular cafés and public transport with the Adelaide CBD only a 15 minute drive, bus or tram ride away.

Freshly painted throughout and featuring polished timber flooring, the home feels light, bright and welcoming with a crisp, modern appeal.

The spacious lounge and meals area provides a comfortable place to relax, with roller shutters offering added privacy and security. The well appointed kitchen boasts good bench and cupboard space, a gas cooktop and dishwasher, while split system reverse cycle air conditioning ensures year round comfort.

The main bedroom features built-in robes and roller shutters, while the well proportioned second bedroom enjoys a pleasant outlook over the rear garden. An updated bathroom in neutral tones compliments the homes fresh feel.

2 1 1

FOR SALE
$690,000-$740,000

VIEW
Sat 21st Nov @ 10:45AM - 11:15AM

AGENTS

Jarad Henry
0418 842 701
jarad@ljhglenelgbrighton.com.au

Debbie Mundy
0401 597 482
debbie@ljhglenelgbrighton.com.au

AGENCY

LJ Hooker Glenelg | Brighton
(08) 8294 6000

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.

LJ Hooker

Additional features include street front position with its own driveway for extra off-street parking and a single lock-up garage. A separate laundry and handy storage room.

Outside, the private rear yard offers a lovely space to soak up the sunshine or entertain family and friends, with room for children and pets to enjoy.

Whether you're a first home buyer, downsizer or investor, this charming homette presents an opportunity to embrace a relaxed coastal lifestyle in a location that's always in demand.
Property Details:
Council: Holdfast Bay
Council Rates: $1062pa
SA Water: $705.20 pa
Strata Fees: $372pa
House Size: 97sqm
Year Built: 1965

For further information please contact Jarad Henry or Debbie Mundy.

Visit glenelgbrighton.ljhooker.com.au to view other LJ Hooker Glenelg | Brighton Listings.

Disclaimer: Neither the Agent nor the Vendor accept any liability for any error or omission in this advertisement.

Any prospective purchaser should not rely solely on 3rd party information providers to confirm the details of this property or land and are advised to enquire directly with the agent in order to review the certificate of title and local government details provided with the completed Form 1 vendor statement.

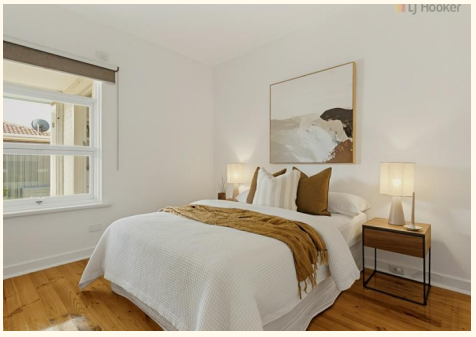
RLA 182909











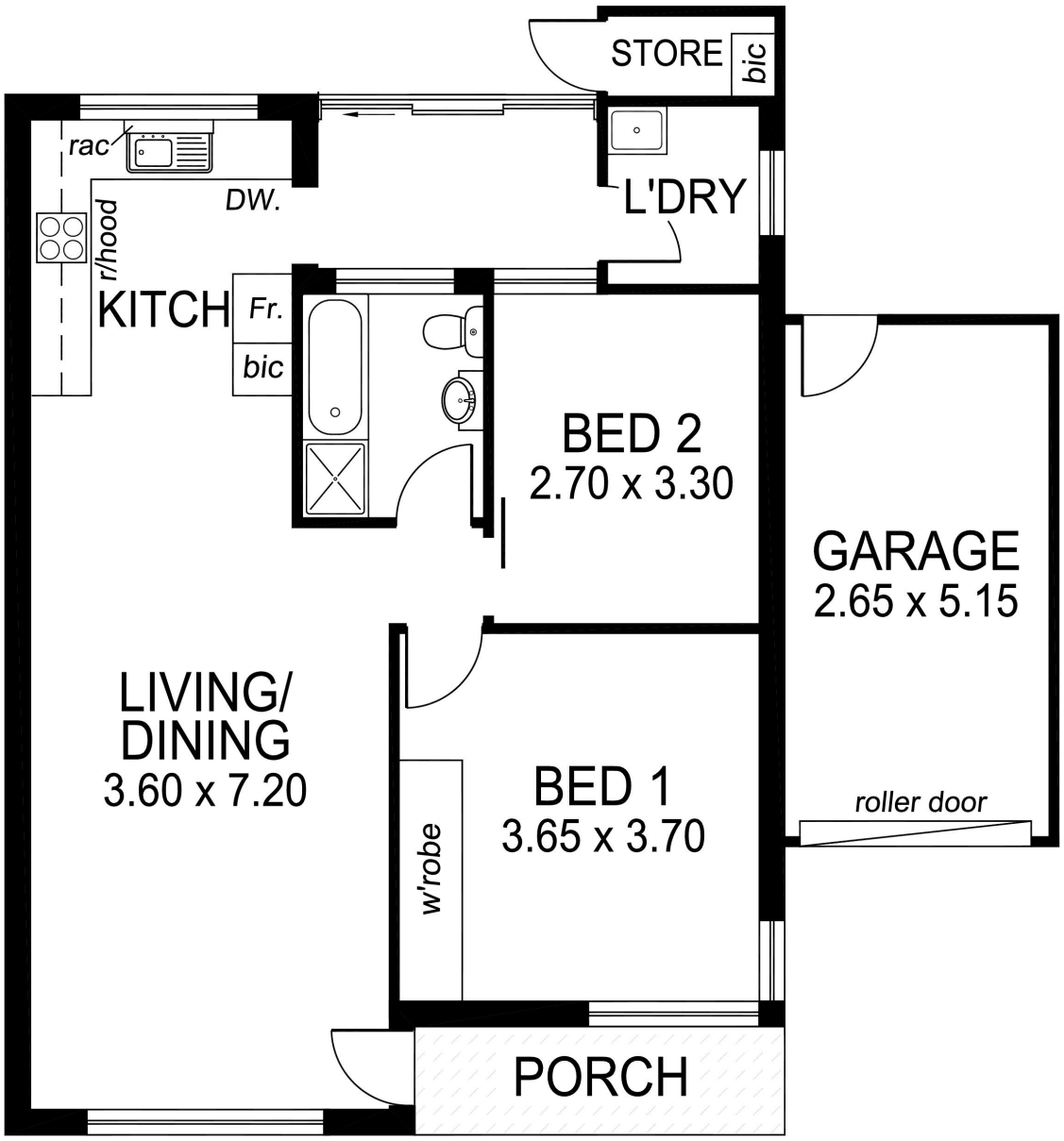
MORE DETAILS

Property ID	QGKGW0
Property Type	Unit
House Size	97 m2

Jarad Henry 0418 842 701
Principal | Auctioneer | Sales Consultant |
jarad@ljhglenelgbrighton.com.au
Debbie Mundy 0401 597 482
Co-Agent to Jarad Henry | debbie@ljhglenelgbrighton.com.au

LJ Hooker Glenelg | Brighton (08) 8294 6000
76 Oaklands Road, SOMERTON PARK SA 5044
glenelgbrighton.ljhooker.com.au | rebecca@ljhglenelgbrighton.com.au

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.



TOTAL AREA:	96.79m²/10.40sqs
(Estimate only)	(incl. porch & garage)

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

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.

LJ Hooker