



505/12-14 Wirra Drive, New Port

Luxury penthouse with exceptional views

Best Offers By Wednesday 30th July @12pm

Invest in your future in this popular coastal location with sweeping views of the Port Adelaide River and enjoy the experience of dolphins swimming past your front door and bird-life on the water's edge.

Built with exquisite attention to detail and designed to capture an abundance of natural light, this penthouse is perfect for your cosmopolitan lifestyle.

The light filled living and dining area opens to a large terrace balcony overlooking the water. The modern kitchen provides everything you need, with a gas cooktop, dishwasher, and ample storage.

The hallway leads to 3 spacious bedrooms, all with sliding doors to the balcony, a study nook, 2 large bathrooms both equipped with a wc and a separate laundry.

This truly is an amazing lifestyle opportunity, with access to the onsite gym & pool facilities, and being only a stone throw away to all local amenities including Ethelton Railway Station, Lartelare Park, Port

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FOR SALE
\$980,000

AGENTS

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AGENCY

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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.

 **LJ Hooker**

Plaza Shopping Centre and cosmopolitan Semaphore Road and Beach.

Key features

- Secure swipe card entry
- High quality fixtures & fittings
- Large private balcony with views of the Port River
- 3 bedrooms all with sliding doors to the balcony
- Master bedroom with walk-in robe & ensuite
- Bedroom 2 with built-in robe
- Study nook
- Light filled open plan living & dining area
- Kitchen with stone benchtops, gas cooktop & dishwasher
- Ducted reverse cycle air conditioning
- Includes 1 leasehold Marina berth
- Linen cupboard in the passage way
- Onsite swimming pool & gym facilities
- 2 allocated car parks

Specifications (Property only)

Title: Community Titled

Council: City of Port Adelaide Enfield

Council rates: \$1,163.55pa (approx)

ESL: \$133.55pa (approx)

SA Water & Sewer supply: \$176.30pq (approx)

- Disclaimer - Location Photos from 2023

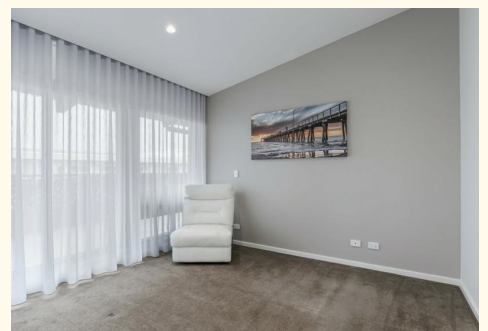
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RLA 242629

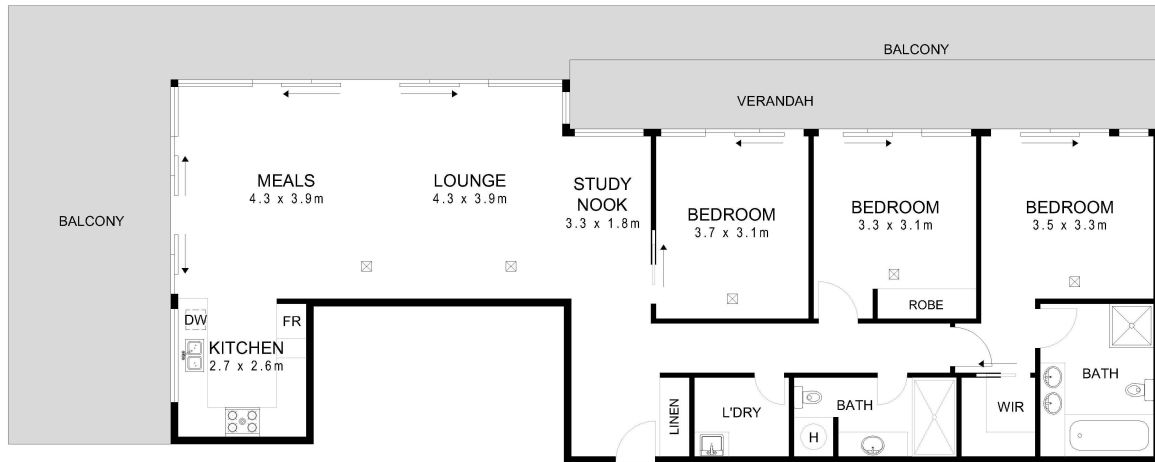
MORE DETAILS

Property ID XR4HDM
Property Type Apartment
Including Ensuite
Air Conditioning
Intercom
Built-in-Robes
City Views
Close to Schools
Close to Shops
Close to Transport
Heating
Penthouse
River Views

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Approx Gross
Living = 118m ²
Balcony = 55m ²
Verandah = 17m ²
Total = 190m ²

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

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