

7 Bickford Street, Richmond




Effortless Family Living in a Prime City-Fringe Location

Perfectly positioned in the highly sought-after suburb of Richmond, this well-presented home delivers an exceptional blend of comfort, convenience, and lifestyle appeal on the city's doorstep. Offering outstanding access to everyday amenities and key destinations, it presents an ideal opportunity for families, first home buyers, or investors seeking a premium inner-west address.

Inside, the home reveals a light-filled and functional layout designed for relaxed everyday living. The living and dining spaces provide a welcoming central hub, complemented by a practical kitchen with ample storage, quality appliances, and excellent bench space for family meal preparation and entertaining.

Accommodation is well-considered, with generously sized bedrooms that offer flexibility for families of all stages. The bathroom is centrally located and neatly presented, while additional internal spaces enhance practicality and comfort throughout the home.

Outdoors, the property offers a generous allotment with room to enjoy and for future improvements (STPC), along with secure off-street parking and established surrounds that enhance the home's

4  1  1 

AUCTION

Sat 27th Jun @ 1:00PM

VIEW

Tue 16th Jun @ 5:00PM - 5:25PM

AGENTS

Thanasi Mantopoulos
0421 188 498
thanasi@ljhooker.me

Hamid Nazari
hamid@ljhooker.me

AGENCY

LJ Hooker Mile End | Woodville
(08) 8352 7111

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**

immediate liveability and long-term appeal.

Positioned in a highly convenient pocket, the home is within easy reach of cafés, restaurants, Hilton Plaza, and public transport options, with the Adelaide CBD less than 15 minutes away. The coastline is also nearby, with both Grange Beach and West Beach just a short drive, offering an enviable balance between city and sea.

Families are exceptionally well catered for, with a choice of quality schooling nearby including Richmond Primary School, Tennison Woods Primary School, Cowandilla Primary School, and Plympton International College.

Key Features:

- Well-presented home in highly sought-after Richmond location
- Light-filled living and dining area
- Functional kitchen with ample storage and bench space
- Generous bedrooms with flexible family layout
- Neatly maintained central bathroom
- Spacious allotment with outdoor potential (STPC)
- Secure off-street parking
- Established, family-friendly surrounds
- " Less than 15 minutes to Adelaide CBD
- " Close to cafés, restaurants & Hilton Plaza Shopping Centre
- Easy access to Grange & West Beach coastline
- Close to Richmond Primary, Tennison Woods Primary, Cowandilla Primary & Plympton International College

Specifications

Year built: c1950

Land size: 449 sqm (approx)

Council: TBC

Council rates: TBC

ESL: TBC

SA Water & Sewer supply: TBC

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 YHZHDM
Property Type House
Land Area 449 m2
Including Air Conditioning
Close to Schools
Close to Shops
Close to Transport
Window Treatments

Thanasi Mantopoulos 0421 188 498
Sales Executive | thanasi@ljhooker.me
Hamid Nazari
Sales Associate | hamid@ljhooker.me

LJ Hooker Mile End | Woodville (08) 8352 7111
206A Henley Beach Road, TORRENSVILLE SA 5031
mileendwoodville.ljhooker.com.au | admin@ljhookermileend.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.