



Spacious Homette In This Prime Position!!



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3/4 Mornington Avenue, Plympton

Sold for \$600,000 (Oct 09, 2024)

Offers Closing: Wednesday 2nd October @ 4.30pm.

Situated in a small group of 5 only, this spacious homette is sure to impress!! Featuring:

- Entrance into the open plan living / dining area complete with floating timber flooring and split system air conditioning and ceiling, plus the exposed brick feature wall
- Updated kitchen with double sink plus Puratap, good benchspace with ample storage both underbench and with the overhead cupboards
- Two excellent sized bedrooms, both with ceiling fans, and the main with built in cupboards
- Central bathroom with a relaxing bath, separate shower, plus a vaulted window offering ample natural light to flow through
- Separate laundry with the adjacent toilet
- All windows have external roller shutters with the living room one being electric
- Private ultra low maintenance paved rear courtyard plus a garden shed

Property ID: L30581746

Property Type: Unit

Building / Floor Area: 80

Carports: 1

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- 6.6kw north facing solar system with a Tesla Battery which was only installed in November 2023
- Allocated carport parking space
- Super convenient location between the City and beach plus so much more!!

A Home You'll Love Living In!!

Outgoings:

Council: \$1,159.20pa

SA Water: \$165.55pq

ESL: \$111.50pq

Strata: \$500pq (\$400 Admin + \$100 Sinking)