

5/3 Clayton Avenue PLYMPTON SA

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Mike Lao, Tyson Bennett and Edge Realty RLA256385 are proud to present to the market this charming two-bedroom one-bathroom unit in a small complex in the heart of Plympton. Currently tenanted with a fantastic long term tenant until 11.11.22 returning \$340 per week, this property would make the ideal set-and-forget addition to your investment portfolio. The low-maintenance appeal and prime location are sure to attract a wide range of eager tenants.

The upper level houses the main bathroom and two bedrooms with built-in wardrobes and the balcony off the master bedroom looks onto the treetops in this peaceful neighbourhood, perfect for enjoying your morning coffee or winding down after a long day.

Downstairs, you will find the open plan living area with a

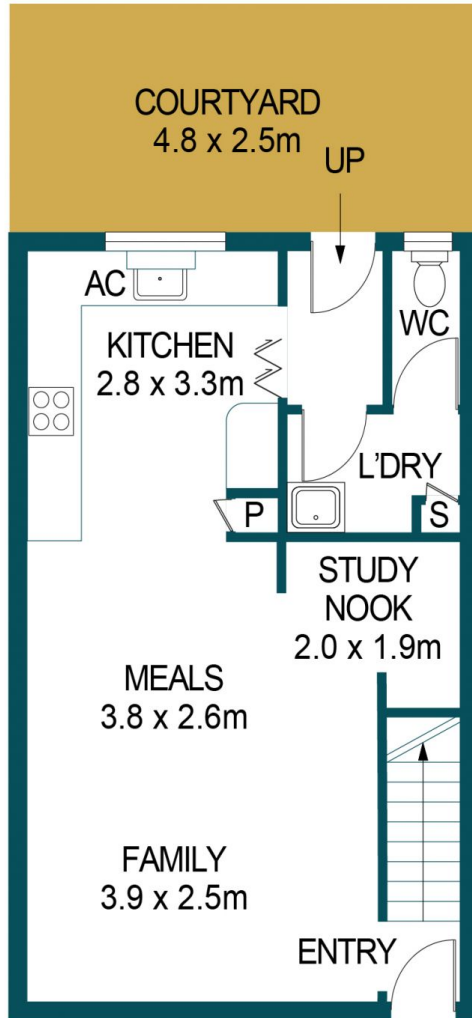
Price : \$ 400,000
Building Size : 84 sqm
Land Size : 63 sqm
View : <https://www.edgerealty.com.au/sale/sa/south-south-east-suburbs/plympton/residential/unit/7266964>



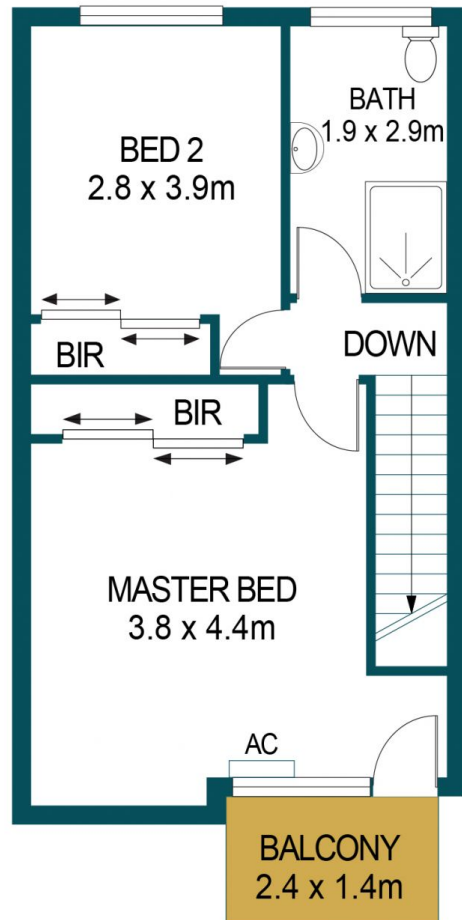
Tyson Bennett
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GROUND FLOOR



FIRST FLOOR

5/3 CLAYTON AVENUE, PLYMPTON

APPROXIMATE DIMENSIONS

LIVING:	84.7m ²
BALCONY:	33.6m ²
COURTYARD:	12.0m ²
TOTAL:	130.3m ²

DISCLAIMER

PLANS SHOWN ARE FOR MARKETING PURPOSES ONLY, ALL DIMENSIONS ARE APPROXIMATE AND NOT TO SCALE. THEY ARE SUBJECT TO ERRORS AND INACCURACIES AND NO LIABILITY WILL BE ACCEPTED. INTERESTED PARTIES SHOULD MAKE THEIR OWN ENQUIRIES.



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