



508/96 North Terrace ADELAIDE SA

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TOUR OF THE EMBASSY APARTMENTS HELD THIS SUNDAY 16TH FEBRUARY AT 12PM SHARP. MEET IN THE FOYER.

Currently leased through the Oaks Hotel and Resorts with a guaranteed rental return of \$1,671.79 per month after management and cleaning fees. Completely refurbished throughout with all new furnishings, this viable investment boasts a net yield return of 5.4 - 5.8% (approx.).

**This apartment is also applicable for Stamp Duty Exemption (Subject to Revenue SA Approval). For further information please go to the RevenueSA website - Stamp Duty on Transfer of Real Property (Land).* That's a saving of approximately \$10,000!

Price : \$ 268,000
Building Size : 7 sqm
View : <https://www.bruse.com.au/sale/sa/adelaide/adelaide/residential/apartment/5549547>



Toby Shipway
8413 8181



TOTAL



Living



Balcony

Scale in metres. This drawing is for illustration purposes only. All measurements are approximate and details intended to be relied upon should be independently verified. Produced by **The Fotobase Group**