

20/413 Churchill Rd, Kilburn, SA 5084

Leased - \$460

Unit 2  1 



## Bright & Airy Unit in Secure Gated Complex

- INSPECTION TIMES- To inspect this property please click the "Request a Time" Or "Book an Inspection" button below. You will be notified of future inspections times and updates. Once registration has been completed you will be sent an email with instructions on how to apply. PRE APPLICANTS WELCOME BUT APPLICATIONS WONT BE PROCESSED UNTIL THE PROPERTY HAS BEEN VIEWED.

**Open for Inspection**  
By Appointment.

This well-presented second-floor unit at 20/413 Churchill Road offers comfortable, low-maintenance living in a convenient location. Featuring two bedrooms with built-in robes and ceiling fans, an air-conditioned living area, and a practical layout, the property provides an excellent opportunity for anyone seeking a neat and easy-care home.

### Features to Love:

- Two bedrooms with built-in robes
- Ceiling fans in bedroom 1 and lounge room
- Reverse cycle heating and cooling in the living room
- Bathroom with laundry provisions, bathtub, and shower
- Secure gated complex with one open car park
- Low maintenance living

Located in the suburb of Kilburn, this unit is within easy reach of local bus routes, making commuting straightforward. Shopping and dining options are nearby, with major retail precincts only a short drive away. The area offers convenience and accessibility, providing everything you need within close proximity.

### School Catchment Zones:

<https://www.education.sa.gov.au/parents-and-families/enrol-school-or-preschool/find-a-school-zone-or-preschool-catchment-area>

(We take no responsibility for the information given by the school zone locator and you should always make your own inquiries with the school directly)

12 month lease

Not suitable for pets due to Strata

Water use and supply charges apply to the tenant

### Listed By

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