



Lot 207 Rapid Avenue, Northgate (Lightsvie Estate)

Located in the prestigious new Lightsvie estate, this is your chance to own one of South Australia's best display homes, only 10 minutes from Adelaide's CBD.

Price: \$685,000
Lease: 2 years plus 4 x 1 year options
Rental: 7% of purchase price (\$47,950 per annum based on \$685,000)
Furniture: Furniture included at no charge
Land area: 418 sqm

Set and forget: Hickinbotham is responsible for garden maintenance, gas, electricity and water usage as well as all maintenance during the lease (refer to lease for details).

The stunning Swansea has been architecturally designed by award-winning architect Max Pritchard, around a focal courtyard. Featuring 3 bedrooms and study, the home has a northern orientation to assist in creating an environmentally sustainable dwelling. Packed with designer features, the open plan kitchen and meals area provides a spacious feeling as well as encouraging the possibility of outdoor entertaining. With the colour scheme chosen by professional interior designer and garden sculpted by landscape architect, this home exudes luxury and class.

Don't delay - this opportunity won't last!

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Swansea 22.10 squares



The very best in family living. An outstanding sustainable, light and airy home designed around a focal courtyard by an award-winning architect.



Size Specifications

Living	165.75m ²
Porch	4.76m ²
Carport	35.28m ²
Total	205.79m ² / 22.10 sqs
Width	12.80m (incl. double carport)
Depth	21.62m