

# SCHINELLA.



2/31 Henley Beach Road Mile End SA

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Demanding the attention of investors, professionals & first home buyers, this spacious townhouse is positioned in a fantastic location - minutes from the CBD and conveniently with public transport at the front door & walking distance to shops, cafes & restaurants offered on Henley Beach Road. Presenting in neutral tones, the floorplan features open plan living with kitchen, dining and family areas seamlessly flowing into the separate lounge room that features a pleasant sitting alcove. Upstairs provides three bedrooms (all with BIR & ceiling fans) and main bathroom. The property includes a private courtyard and lock up carport with automatic roller door plus an extra parking space. Neatly positioned within a group offering private entry access. This is the perfect investment opportunity with attractive rental return or the ultimate home offering

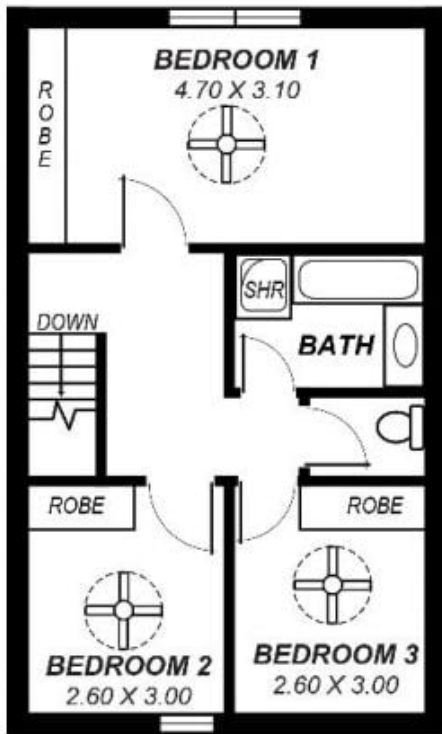
**Type** : Townhouse  
**Building Size** : 121 sqm  
**Land Size** : 130 sqm  
**View** : <https://www.schinellaproperty.com.au/6302194>



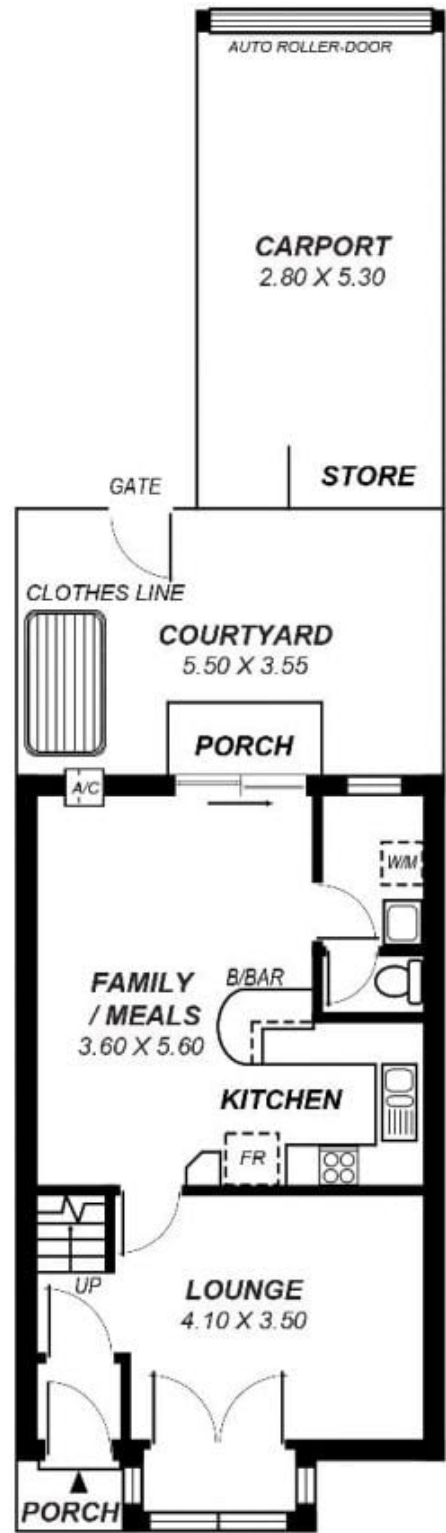
**DeArna Schinella**  
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[For full version visit the website](https://www.schinellaproperty.com.au)

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**FIRST FLOOR**



**GROUND FLOOR**

*This drawing is for illustration purposes only .  
All measurements are approximate and details intended  
to be relied upon should be independently verified.*

Area	m <sup>2</sup>
Living:	85.38
Carport:	14.84
Courtyard:	19.53
Porch:	01.40
<b>Total:</b>	<b>121.15</b>