



9/94 Cross Road Highgate SA 5063

 3  2  2

\$850.00 pw

Date available: 25 October 2024

[Book Inspection](#)

## Stylish and modern brand new residence! Residence 16 now available!

Residence 16: NOW AVAILABLE! \$830.00 per week.

New photos to come. Floorplan available for your reference.

Please view Residence 16 at our scheduled open inspections.

Residence 9: NOW LEASED

OPEN INSPECTIONS: \*PLEASE ENTER FROM THE CROSS ROAD ACCESS"

REGISTER: Please register your interest in this property by clicking on the Book Inspection Button or Email/Call Agent button. You will be informed of any inspection times. It is imperative that you register your attendance at our inspections.

This newly built double storey residence features stunning architectural designs, stylish interiors, two separate living spaces, double garage and much more. Located in the highly sought after suburb of Highgate.

Other features are:

Bruse Real Estate

Double glazed windows and sliding doors throughout the homes.  
Secure lifestyle  
Bespoke architectural designs.  
Vibrant & Modern with a timeless appeal.  
High end finishes & internal fixtures  
Luxurious finishes to create a warm and inviting living environment.  
Blinds to be installed throughout the home upon new tenancy secured.

#### SECOND UPPER-LEVEL LIVING ROOM RETREAT.

A fantastic second living space of which is generous in size and opens out to the outdoor terrace balcony.

#### HUB OF THE HOME EVERYDAY LIVING & ENTERTAINING.

Whether it's relaxing at home or enjoying the company of friends this inviting space works so well. Open up the extensive glass sliding doors and kitchen servery for a seamless flow from the inside to the outside alfresco area. The high-tech kitchen is complete with SMEG appliances including dishwasher, gas cooktop and double basin. The laundry room is spacious and includes built in overhead cupboards.

#### MAIN BEDROOM SUITE TO IMPRESS!

Extremely generous in size.  
Huge double-sided walk-in robe.  
Gorgeous ensuite bathroom with designer fixtures.  
Open up the double-glazed glass sliding doors and let the fresh air in, this bedroom opens out to the outdoor terrace.

This home includes 3 bedrooms in total all with built in storage robes. Adjacent is the second luxurious bathroom including a bath tub.

#### EXCELLENT SECURITY TO THE HOME

Perfect for lock up and leave peace of mind.  
Alarm system  
Front door smart lock  
Private gate entrance

#### EASTERN SUBURBS LIVING AT ITS BEST.

3.8kms to the CBD  
100m walk to the Waite Arboretum Parklands.  
3kms to Burnside Village.  
1.5kms to the World's Best Supermarket Frewville.  
500m to Highgate Primary School.  
Unley Highschool zone.  
Close to Glenunga International High School.  
You have so much, so close.

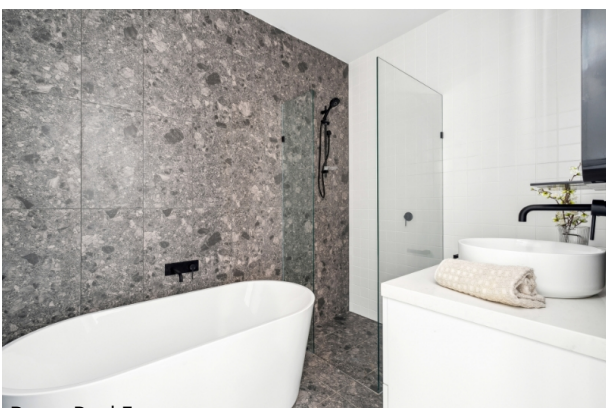
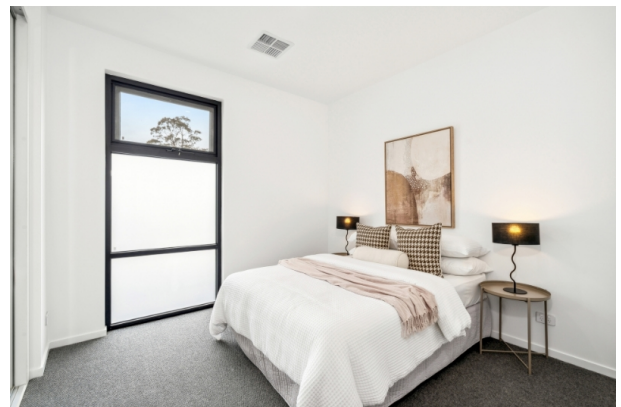
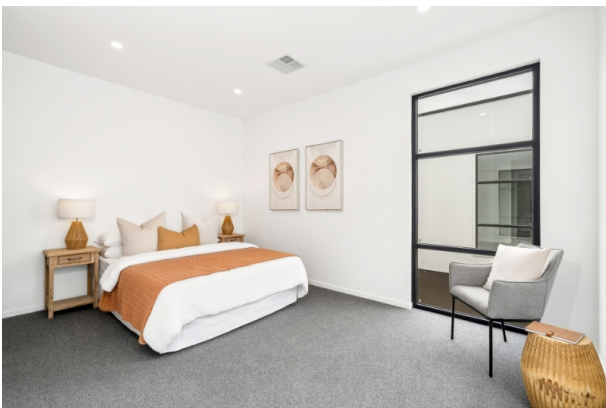
Disclaimer: The advertising photos are taken from our display home which is the same floorplan layout and design, however, the property we are advertising for rent may be a mirror image and a slightly different colour scheme in the bathrooms and laundry. All furniture and effects showing in the advertising photos are not included in the tenancy.

Disclaimer: All information provided has been obtained from sources we believe to be accurate, however, we cannot guarantee the information is accurate and we accept no liability for any errors or omissions (including but not limited to a property's land size, floor plans and size, building age and condition) Interested parties should make their own enquiries and obtain their own legal advice. Pictures are for illustration purposes only.

# Gallery







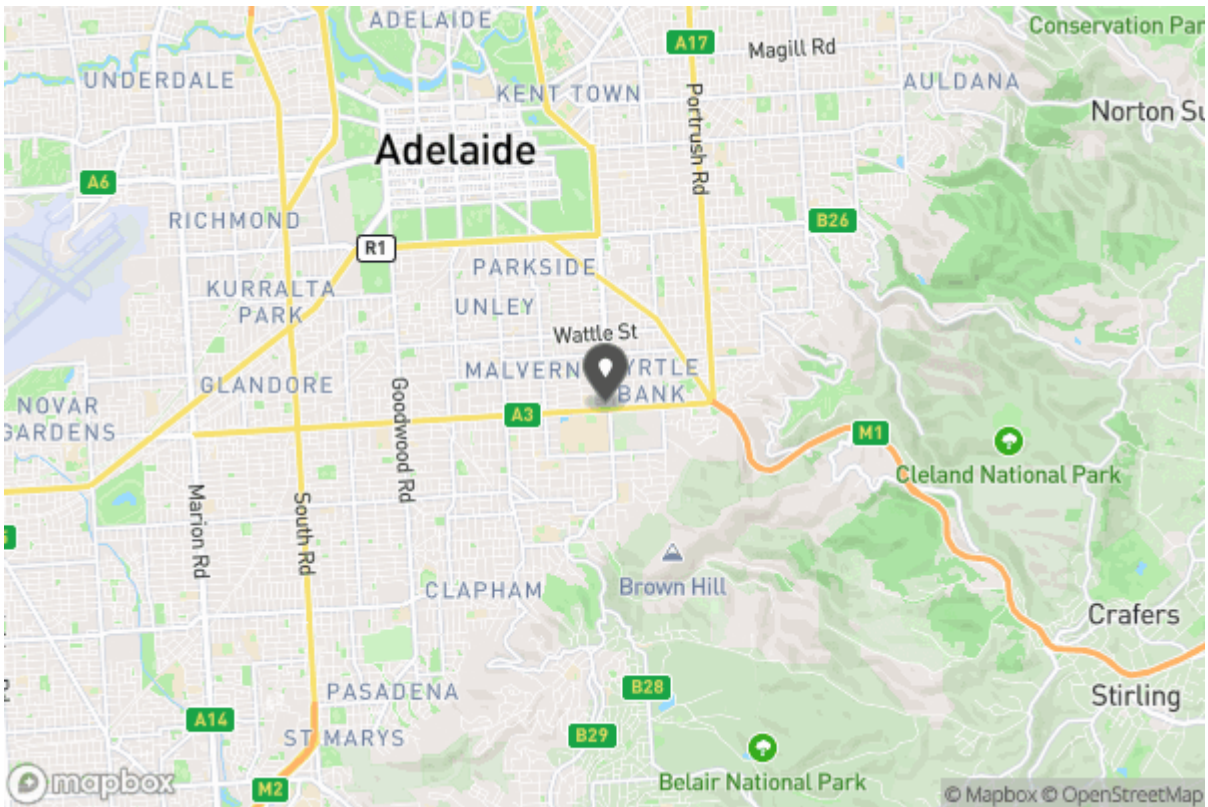








# Location Map



# Floor Plans

## RESIDENCE NINE

501 FULLARTON ROAD | HIGHGATE



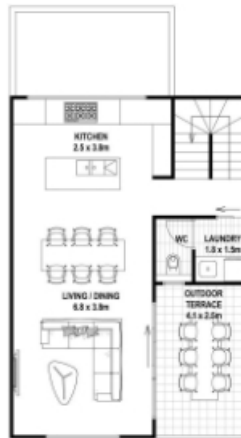
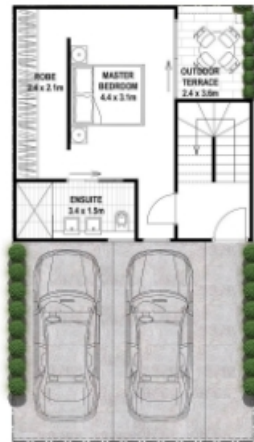
### AREAS

SITE AREA	115.5
LOWER LIVING	51.20
UPPER LIVING	86.85
GARAGE	36.35
BALCONY	9.85
TOTAL	184.35



## RESIDENCE SIXTEEN

501 FULLARTON ROAD | HIGHGATE



### AREAS

SITE AREA 78.66

GROUND FLOOR 37.65

FIRST FLOOR 51.45

SECOND FLOOR 52.25

CARPORT 35.75

BALCONY 11.00

TOTAL 188.10





Don't forget to  
confirm your  
inspection by  
SMS or email

## Property Management

[rental3@bruse.com.au](mailto:rental3@bruse.com.au)

0411 703 383  
357 Greenhill Road  
Toorak Gardens SA 5065



## Why Book with Bruse Real Estate

With our agency, you can book Property Inspections 24/7 on your computer, tablet or smartphone. When you do, you will receive an immediate response confirming your booking via email and SMS. Should the property be leased, the inspection time changed or cancelled for any reason, you will be informed the second it happens keeping you up to date.

You can also change or cancel your booking at any time if you no longer wish to attend or the times are no longer suitable. As part of your booking, we will send you reminders of the inspection as well as directions to the property to make the process of inspecting the property seamless.

Finally, should you wish to apply for the property, all of the relevant information including PDF or online applications details will be provided so you can apply as quickly as possible.

# Tenancy Application

A copy of the General Tenancy Agreement for this property, including all special conditions is available via the following link:

[Apply Online](#)

<https://2apply.com.au/Property?agentID=AB-BRUSERE&uniqueID=1P3920>