

BALFOURS RESIDENCES

The perfect location to explore the city of culture.

THE CENTRE OF ACTION

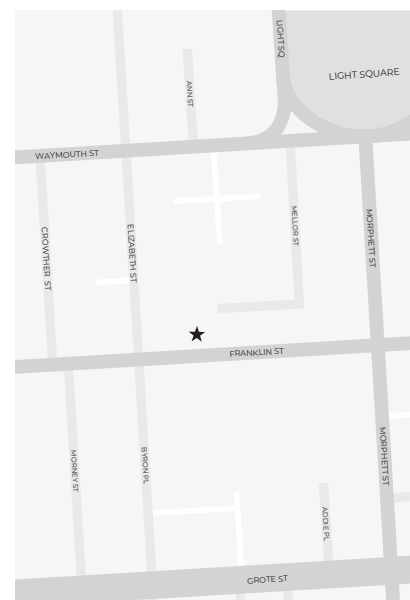
Balfours Residences is a brand new, upscale apartment-style hotel, with spacious suites complimented by premier onsite facilities, located in the heart of Adelaide's CBD.

A short walk to Adelaide Central Markets, the Adelaide Convention Centre, Adelaide Zoo, Sky City Casino, and surrounded by an array of restaurants and bars, you can enjoy the best that Adelaide has to offer while staying at Balfours Residences.

Premium onsite facilities include a heated indoor lap pool, gym, steam room, sauna, rooftop bar, golf simulator and outdoor BBQ and lounge area. The choice is yours: stay in and relax or step out and explore.

WHAT'S NEAR BY

Benjamin on Franklin Bar & Restaurant	150m
Coles	700m
Adelaide Central Markets	700m
Casino	1100m
Glenelg Beach	1100m
Convention Centre	1100m
Rundle Mall	1400m
Royal Adelaide Hospital	1500m
Museum	1700m
Airport	5300m



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T: 1300 167 655 | E: adelaide@balfoursresidences.com.au
176 Franklin Street, Adelaide 5000 South Australia

IT'S ABOUT THE DETAILS

Large heated lap pool	Golf simulator
Sauna	Library
Steam room	Communal dining rooms
Sky park - BBQ facilities	Rooftop terrace
Cinema	

YOUR NEEDS ANTICIPATED

WiFi - FOC	Tea & coffee making facilities
Full laundry facilities (washer and dryer)	55" Smart TV (living room only)
Full kitchen (fridge, cooktop, oven, microwave)	Air-conditioning throughout - zone controlled
	Spacious balcony (all rooms)

Room Type	# Rooms	Bedding config.	# Rooms split beds	# Sofa beds	Max pax (with extra bedding)	Room size (m ²)	Bath	Shower
Studio Room	6	1K or 1Q	NA	NA	2	46	No	Yes
One-Bedroom Suite	16	1K or 1Q	NA	NA	2	55	No	Yes
One-Bedroom Superior Suite	29	1K or 1Q	NA	NA	3	60	No	Yes
Two-Bedroom Suite	7	2K or 2Q	NA	NA	4	65	No	Yes
Two-Bedroom Superior Suite	6	2K or 2Q	NA	NA	5	71	No	Yes
Three-Bedroom Suite	0	3K or 3Q	NA	NA	6	82-112	No	Yes

Hotel Features	Yes	No	Comments
24hr reception	•		
Parking onsite	•		Subject to availability \$20 per night
Babysitting service		•	
Day spa onsite		•	
Non-smoking property	•		
Car rental	•		External service
Concierge onsite	•		
Daily newspaper delivery service		•	
Facilities / public areas accessible by physically challenged / disabled / handicapped people	•		
Doctor on call (24 hours)	•		External service
Swimming pool	•		No spa
Sauna	•		Separate steam room
Gymnasium	•		
Safety deposit box	•		In-room
Express check-in/out	•		
Foreign exchange desk		•	
Limousine service	•		External service
Restaurant onsite		•	Cafe/restaurant to open approx. May 2019
Disabled rooms		•	
Handicapped parking	•		Subject to availability
Multilingual staff	•		Chinese & Japanese
Onsite ATM		•	
Same day laundry service	•		Must be delivered to reception by 8am for collection after 6pm
Tour desk	•		
Vending machine		•	

Apartment Features	Yes	No	Comments
Air conditioning	•		Self-controlled system
Ceiling fan		•	
AM/FM radio alarm clock	•		
Washing machine	•		
Clothes dryer	•		
DVD in main living area		•	
Hairdryer and exclusive toiletries	•		
Iron and ironing board	•		
Safety deposit box	•		
Keycard room access	•		
TV in bedroom		•	
TV in living area	•		
Cable Foxtel channels	•		Selected channels
Direct dial phones	•		
Microwave	•		
Dishwasher	•		
Cooktop	•		
Oven	•		
Full-sized refrigerator	•		
Iron & ironing board	•		
Modem and facsimile lines in rooms		•	
Voicemail messaging service	•		
Private balcony	•		
Power converters for international guests	•		Available at reception. Subject to availability.
Sound system with CD player		•	
Tea and coffee making facilities	•		

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