

1/460 Ann Street, Brisbane City, Qld 4000



Sold Apartment

Friday, 2 February 2024

1/460 Ann Street, Brisbane City, Qld 4000

Bedrooms: 1

Bathrooms: 1

Area: 45 m2

Type: Apartment



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\$295,000

Be quick to snap up this entry level apartment situated in 'The New Yorker' complex! This is a remarkable opportunity to secure a low maintenance property in the Brisbane CBD! Offering a well designed layout with plenty of storage throughout and a rare courtyard. Ideal for the investor seeing a high yield or the owner occupier seeking a CBD base. This property is vacant, ready to reap the rewards immediately! The owner is committed to the sale - Be quick this one won't last long - All formal offers in writing will be considered! Property features:- 1 bedroom with built ins and opening window to the courtyard - 1 Bathroom- No car space- 45sqm total- Brand new oven & rangehood- Courtyard with tap water & drainage - Sold furnished- Rental potential of \$470 - \$500 per week fully furnished- Located on the ground level- Vacant possession available- Air conditioned- Secure public parking close by- Building facilities include onsite managers, gym, spa & sauna Location:- Easy access to the River Boardwalk - only a short stroll to Eagle Street Pier and the high end restaurants- Positioned directly behind the Woolworths supermarket, shops, cafes and within approx 10 minutes walking distance to Fortitude Valley, central train station and Queen Street mall- Close to the Howard Smith Wharves, Brisbane's newest entertainment and lifestyle destination. Providing many dining options, bars, green spaces, picnic areas and event spaces For information regarding the Brisbane Inner City property market please go to <https://raywhiteiba.com.au/news>. Please advise the agent in writing before placing an offer if you require Foreign Investment Review Board approval (FIRB). Please visit - <https://firb.gov.au/> for further details. **DISCLAIMER:** Whilst every effort has been made to ensure the accuracy of information contained about this property, it does not constitute any warranty or representation by the vendor or agent. All information contained herein is gathered from sources we consider to be reliable. All interested parties must solely rely on their own inspections, enquiries and searches with all relevant authorities