

**103/109 Commercial Road, Teneriffe, Qld 4005**



**Apartment For Sale**

Wednesday, 27 March 2024

103/109 Commercial Road, Teneriffe, Qld 4005

**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 1**

**Area: 76 m2**

**Type: Apartment**



Dimitri Cassidy  
0732541022

## BEST OFFERS BY 10TH APRIL 2024

Dimitri Cassidy from Ray White New Farm presents this stunning two-bedroom apartment in the 'Fabric' complex. Combining modern sophistication with inner-city luxury, crafted by the renowned architects at Cottee Parker and brought to life by Pointcorp, standing as a prominent landmark in Teneriffe's urban landscape. An exemplar of top-tier construction in Brisbane's most desired neighbourhood, The clever design of this apartment exudes depth and style through its colour palette and architectural angles, creating a serene escape from the bustling inner-city life. With a cleverly designed layout, the 76m<sup>2</sup> two-bedroom, two-bathroom apartment serves as a brilliant entry point for investors, professionals or first-home buyers. The floor-to-ceiling glass windows throughout allow the space to be flooded with natural light, as well as savour in Brisbane's summer sun on your spacious private balcony! 'Fabric' features an impressive rooftop oasis, boasting a sparkling pool, sun loungers, shaded cabanas, and panoramic 360-degree views of Brisbane. Additionally, there's a BBQ facility and four private dining areas for your enjoyment. Advantageously situated directly upon the retail precinct, Woolworths, restaurants and various cafes, inner-city living is truly at your doorstep.

**PROPERTY FEATURES:**

- Luxe kitchen with stylish finishes, stone benchtops and quality appliances.
- Butlers pantry
- Ducted and zoned air conditioning
- Private balcony
- Double glazed windows
- Intercom system & secure parking
- Fantastic on-site management
- Rooftop pool, alfresco dining, barbeque area, and shaded cabanas
- Undisturbed city views from the rooftop terrace

**SUBURB HIGHLIGHTS:** Easy access to public transportation, including CityGlider Bus and Ferries, an abundance of cafes, restaurants, bars, and specialty shops. Walking distance to CBD, Gasworks Precinct, James Street, and Fortitude Valley. Close proximity to Riverwalk, New Farm Park, and Howard Smith Wharves. Convenient access to ICB, Kingsford Smith Drive, M7, and Airport Link.

- 4 km to CBD
- 10 km to Brisbane Airport
- 2 km to Bowen Hills Train Station

**School Catchment:**

- New Farm State School
- Holy Spirit Primary School New Farm

To enquire about this property or arrange an inspection, please get in touch with Dimitri Cassidy on 0419 790 458. Disclaimer: The images shown are for illustration purposes only and may not be an exact representation of the property.