

# 10318 / 321 Montague Road, West End, Qld 4101



## Sold Unit

Thursday, 17 August 2023

10318 / 321 Montague Road, West End, Qld 4101

**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 1**

**Area: 80 m2**

**Type: Unit**

## Contact agent

We are delighted to present this modern two-bedroom, two-bathroom residence on Montague Road in West End. An oasis in one of Brisbane's most sought-after suburbs, this residence boasts an enviable combination of contemporary design, fantastic views, extensive amenities and everything you need right on your doorstep! Positioned in a sought-after pocket of West End, residents will enjoy a fantastic lifestyle close to universities, shops, public transport and the Brisbane River - all this and only moments away from the CBD. Located on the third floor, this apartment features all the conveniences of modern living, including an open-plan design with extensive floor-to-ceiling windows that allow abundant natural light throughout. The well-appointed kitchen includes a breakfast bar and ample storage options. Stepping outside, residents have exclusive access to amenities, including tropical gardens with a private pool, BBQ facilities and entertaining zones, and a fully-equipped gym. This pocket of West End is a highly sought-after lifestyle precinct due to the easy access to dining and entertainment precincts, tertiary education, and Brisbane's largest health and employment precincts. Positioned on the vibrant Montague Road, residents will find a range of bars, cafés and even ALDI within a short walk. Davies Park, home to the renowned West End Markets, is within a 10-minute stroll and is earmarked for the new green bridge connecting West End directly to Toowong. An Outstanding Location:- Conveniently located less than 2km from the Brisbane CBD - 150m from the river, including bike paths and riverside walkways - 200m from the famous Davies Park Markets- CityGlider, retail and dining options are on your doorstep- ALDI, gyms, cafes and bars are all within walking distance. This is a fantastic opportunity for a savvy investor with a long-term tenant already in place. West End is one of Brisbane's fastest-growing suburbs, with residents seeking the combination of lifestyle amenities and easy access to key employment, recreational, educational and health precincts. We don't expect this property to last long, inspect today!