

1305/107 Alfred Street, Fortitude Valley, Qld 4006

SONG
PROPERTIES

Apartment For Sale

Saturday, 13 April 2024

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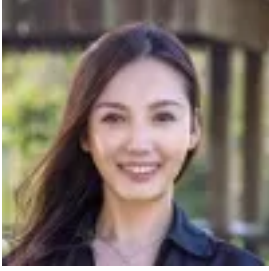
Bedrooms: 2

Bathrooms: 2

Parkings: 1

Area: 86 m2

Type: Apartment



Natalie Chow

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For Sales

Indulge in sophistication and luxury with this executive apartment boasting a private balcony, expansive open-plan living, and unparalleled city views. Immerse yourself in a lifestyle of convenience, surrounded by shops, cafes, transport, and the CBD.

Key Features:

- **Modern Elegance:** Step into a spacious layout exuding contemporary charm and style.
- **Gourmet Kitchen:** Cook with flair in the sleek kitchen featuring ample storage, high-quality appliances, a gas stove, smoky mirror splashback, and sleek stone benchtops.
- **Tranquil Outdoor Haven:** Entertain in style on the covered balcony, offering breathtaking city vistas and a serene escape from the urban hustle.
- **Opulent Bedrooms:** Retreat to the master bedroom with its walk-in robe and ensuite, complemented by a second bedroom and bathroom for flexible living options.
- **Exclusive Ambiance:** Enjoy abundant natural light flooding in from two sides, thanks to the corner position and floor-to-ceiling windows, enhancing the apartment's inviting atmosphere.

Prime Location:

- **Vibrant Farmer's Market:** Just a short stroll away.
- **Convenient Transport:** A mere 130m from Fortitude Valley Station.
- **Educational Hub:** Only 850m from Torrens University Australia.
- **Healthcare Access:** 1.7km from the renowned Royal Brisbane and Women's Hospital.
- **City Centre Convenience:** Just 2km from the heart of Brisbane CBD.

Rental appraisal: \$700-\$800 per week
Approximate rates: \$2200 per year
Body corporate fees: approximately \$4850 per year
Short term over \$4000 per month

Opportunities like this are rare and highly sought-after. Don't miss out! For more information, contact Natalie at 0415 888 916