

**173 Kennedy Terrace, Paddington, Qld 4064**



**Sold Residential Land**

Thursday, 14 September 2023

173 Kennedy Terrace, Paddington, Qld 4064

Area: 744 m2

Type: Residential Land

## Contact agent

Nestled within the exclusive suburb of Paddington, the opportunity exists to procure a premium parcel of vacant land. Limited only by the imagination, this elevated 744m<sup>2</sup> site will accommodate a residence of magnitude - with approved DA plans already in place for an exclusive multi-level dwelling. Setting a new standard in luxury, this landmark residence has been designed to offer seamless integration with its surrounding landscape through the extensive use of natural materials. The interiors will offer three living spaces, a bespoke kitchen and wine cellar, while accommodation will include five palatial bedrooms, and four decadent bathrooms. The outdoor spaces will include sweeping entertaining terraces, lush gardens and a swimming pool, with garaging for two vehicles included. An address synonymous with lifestyle, residents will enjoy proximity popular entertainment precincts, including Latrobe Terrace, Rosalie Village, Victoria Park and Roma Street Parklands, with further amenities including Suncorp Stadium and The Royal Brisbane and Women's Hospital. For families, both public and private schools are nearby, with Ithaca Creek State School within easy walking distance. This opportunity includes:

- An exclusive 744m<sup>2</sup> parcel of land in prestigious Paddington
- Opportunity to create a landmark residence
- Approved plans for an exclusive multi-level dwelling
- Proximity to Latrobe Terrace, Given Terrace and Rosalie Village
- Moments from Victoria Park, Roma Street Parklands and Suncorp Stadium
- Zoning for Ithaca Creek State School and Kelvin Grove State College
- Easy access to public transport including bus and rail services
- Just four kilometers from Brisbane's CBD

To obtain a copy of the Information Memorandum or to arrange an inspection, please contact Nick Mogridge.