

**188/803 Stanley Street, Woolloongabba, Qld 4102**

Solutions

**Sold House**

Tuesday, 23 April 2024

188/803 Stanley Street, Woolloongabba, Qld 4102

**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 1**

**Area: 103 m2**

**Type: House**



Sameer Ellagta  
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## Contact agent

This Dual Key property style offers you 2 units in one (a one-bedroom unit and a studio unit under one title with a car park). In addition to stunning Gabba Stadium views from the 6th floor. The flexibility this property has to offer is outstanding:

- Short term rental: achieve a guaranteed NET income between \$3,300 to \$3,400 per month after management fees, cleaning fees, etc...
- Long term rental: rent out each side separately for a combined rent between \$900pw to \$950pw approximately.
- Live on one side and rent out the other side, it is your choice.

U188/A (one bedroom unit) Features:

- Spacious one-bedroom unit, with a welcoming layout with air conditioning throughout.
- Two balconies with stunning Gabba Stadium views.
- Air conditioned bedroom with built-in wardrobe
- Stone benchtop in your kitchen with stainless steel appliances including, a dishwasher, rangehood, gas cooktop, and plenty of storage space.
- Internal laundry includes a wall-hung dryer and washing machine.

U188/B (studio unit) Features:

- Air conditioning with kitchenette, built-in wardrobe, and a good size bathroom.

The owner is selling this property fully furnished (optional). This property is located in the heart of the city, this property provides easy access to all the amenities and attractions that Woolloongabba has to offer. Whether you're looking for a vibrant nightlife, trendy cafes, or shopping options, everything is just a stone's throw away.

Complex Features:

- Open rooftop pool with urban views and BBQ facilities.
- Heated indoor pool.
- Private cinema. Two saunas. Two gymnasiums.
- Onsite management is open 7 days a week.
- Pet friendly complex.
- Secure, underground parking and plenty of visitor parking
- Within 5 minutes drive from Brisbane City, Southbank Parklands, and River Boardwalk, the Mater public, and the private hospital is 700 metres away, from PA and Greenslopes hospitals.
- Directly across the road from the Woolloongabba Busway Terminal with access to the Brisbane CBD, Clem Jones Tunnel, and Riverside Expressway.

Looking forward to meeting you in our open home for inspections or for more information call Sameer 0422 075 788