

2/23 Montrose Road, Taringa, Qld 4068



Unit For Sale

Thursday, 13 June 2024

2/23 Montrose Road, Taringa, Qld 4068

Bedrooms: 1

Bathrooms: 1

Parkings: 1

Area: 77 m2

Type: Unit



Mark MacGillivray

0403345477

Offers Over \$445,000

This delightful, renovated unit is in a prime location close to all conceivable amenities, yet it is situated in one of Taringa's quietest streets. You're only 500 metres to Taringa train station, just 5 stops to Brisbane's CBD and 3.5 kilometres to the University of Queensland. The very tasteful renovation has left the property in perfect condition with the kitchen and bathroom being highlights. The living area opens to a useable balcony with a pleasant established garden aspect, and the bedroom, also with balcony access has a large built-in robe. There's handy study nook including extra cupboard space. The fully renovated bathroom also includes an internal laundry. The garage is accessed via a remote-controlled roller door. Access from the lock-up carpark is via stairs to level one and there are 4 visitor's car spaces off-street. My clients have advised that they are serious sellers, looking for a serious buyer.

2/23 MONTROSE ROAD AT A GLANCE - Quiet leafy street - 1 bedroom, 1 bathroom, 1 car secure garage - Renovated kitchen - copious cupboard space - Renovated bathroom with walk-in shower, internal laundry - Renovated study nook - New flooring throughout - Split system air conditioning - Built-in robe in bedroom - Remote controlled garage door - Council Rates: \$386.75 - Body Corporate Fees: \$3,120 per annum

LOCATION - Prime location close to all amenities - Taringa Train Station 500 metres - Abode Cafe, local favourite meeting place just 450 metres - Brisbane CBD 5km - University of Queensland 3.5km - Indooroopilly Shopping Centre 800 metres - School catchments: - Indooroopilly State School (1.4km); - Indooroopilly State High (1.2km) - Brisbane Boys College 900 metres - St Peters Lutheran College 1.6km - Wesley Hospital 2.5km (All distances approximate, direct line)