

**2/36-40 Eighth Avenue, Coorparoo, Qld 4151**



**Unit For Rent**

Saturday, 11 May 2024

2/36-40 Eighth Avenue, Coorparoo, Qld 4151

**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 1**

**Type: Unit**



Stacey Pennicott  
0733992966

**\$650 per week**

Situated in a small complex built with a focus on lifestyle, entertaining, quality and functionality, this sleek, modern apartment is an absolute standout. One of the more unique features of this complex is the rooftop common area which has uninterrupted views across Coorparoo and the city! It is accessible by lift to all residents. This offers an amazing place to relax and unwind and an even better place to entertain as it also includes BBQ facilities. With an uncompromising position located opposite to Villanova College and just moments from Coorparoo Square, offering the ultimate in convenience and lifestyle. Features include:

- 2 bedrooms,
- 2 bathrooms (ensuite to master bedroom),
- 1 car space in remote lock up garage
- Sparkling kitchen with Bosch stainless steel appliances (rangehood, oven, cooktop and dishwasher)
- Stone benches
- Air conditioning to living room and master bedroom
- Ceiling fans throughout
- Spacious private balcony plus large rooftop balcony for resident's use
- Tiled living area
- Separate internal laundry with dryer
- Security screens and blinds to sliding windows and glass sliding doors

PLEASE NOTE: Stacey Lee Realty is committed to protecting the health and safety of everyone who attends our property inspections. It is a Queensland Government COVID-19 REQUIREMENT that EVERY tenant who wishes to enter the property must register for any inspections. This means if you are bringing a flatmate, partner, friend or relative to the inspection, they ALSO MUST REGISTER. According to <https://www.healthdirect.gov.au/covid19-restriction-checker/retail-and-sales/qld> Real estate agents must keep a record of names and contact details to assist with contact tracing if required. No more than 1 person per 2 square metres can attend an inspection, open home or auction. For us to manage these requirements, we must have every adult wishing to enter the property register for the inspection, as we need to have an accurate count of tenants attending so we also can fit within the requirements of number of people inspecting per square meterage of the property. Arranging an inspection is easy. To register for an inspection, you can access the appointment page directly from this listing and then by clicking the "Request an inspection time" or Book an Inspection Time" icon, or sending us an enquiry. If you do not register for an inspection you will not be informed of any updates, changes or cancellations for your appointment, and you may be declined access at the allocated time for the inspection if we have capped the number of occupants to meet with current COVID-19 government requirements. It is our wish to show you through the property at the time that is most convenient for you, so please register! If you wish to apply in advance, we accept online "1Form" applications via the apply online link. You must read the terms of the Tenancy Agreement prior to applying for the property. A copy is available on request. Disclaimer: Whilst every care is taken in the preparation of the information contained in this marketing, Stacey Lee Realty will not be held liable for any errors in typing or information. All interested parties should rely upon their own enquiries in order to determine whether this information is in fact accurate. Kind Regards The Team at Stacey Lee Realty