

**202/18 Richmond Road, Morningside, Qld 4170**



**Unit For Sale**

Monday, 22 January 2024

202/18 Richmond Road, Morningside, Qld 4170

**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 1**

**Type: Unit**



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## Offers Over \$550K

Smart contemporary living and a glittering swimming pool to enjoy are just the beginning with this enticing two-bedroom apartment, which is located favourably just a short stroll from Morningside's dining precinct and train station. Relaxed, well-presented, and easy to maintain, it's a prime candidate for professionals, first home buyers, and downsizers alike, as well as seasoned investors seeking promising returns. Creating an everyday haven for residents, this clever abode welcomes you into a light-filled open-plan living area cooled by split-system air conditioning, which connects seamlessly to a classy modern kitchen featuring gleaming stone benches, quality appliances, and a dishwasher. Adjoining this space, a zen-inspiring balcony is where you're likely to spend most of your balmy summer afternoons, relaxing and entertaining as you enjoy complete and utter privacy, courtesy of the lush tropical greenery that frames it beautifully. Adding to the allure, a sizable master bedroom offers a private oasis of its own with an ensuite and private balcony, while the second bedroom is comfortably equipped with built-ins and a ceiling fan. Neatly tucked into a secure complex on the first floor, vehicle access to the secure garage parking via Elba Lane adds a key convenience to this fabulous property. Highlights: • Body corp fees approx. \$4,524 p.a • Complex features in-ground pool and beautiful manicured gardens • First floor position - only one flight of stairs • Master feat. air con, fan, ensuite, built-ins and private balcony • Secure garage car space, accessible via Elba Lane • Currently tenanted until 27/08/2024 at \$560 p.w Within walking distance to the famed Flour & Chocolate Café, this fabulous address is closely neighbored by bustling dining precincts amongst Hawthorne and Bulimba, further adding to its remarkable value. Just moments from Morningside Central Shopping Centre, local gyms, and Morningside Tennis Centre, it offers effortless access to excellent childcare services and highly regarded schools, including Lourdes Hill College, CHAC, Sts Peter & Paul's, and St Oliver Plunkett. Rates \$480.95 p.q approx