

20406/8 Hercules street, Hamilton, Qld 4007



Apartment For Sale

Saturday, 3 February 2024

20406/8 Hercules street, Hamilton, Qld 4007

Bedrooms: 1

Bathrooms: 1

Area: 56 m2

Type: Apartment



Crystal Kim
0408622934

Just Listed!!!

Presenting an exceptional holiday home or investment prospect at 20406/8 Hercules street in Hamilton. This apartment boasts one bedroom, one bathroom, and is ideally situated on the 4rd floor within the Hamilton Harbour Residences, offering a lifestyle of luxury and promising great investment potential. Hamilton Harbour Residences enjoy an excellent location, being just 6.6km away from the heart of Brisbane CBD and a mere 7.5km from Brisbane Domestic/International Airport. The nearby Gateway Motorway, only 2.5km away. Provides convenient access to both the stunning Sunshine Coast and the dynamic Gold Coast. This contemporary mid-rise complex is positioned in close proximity to the Brisbane River, within the highly sought-after Portside Wharf precinct. Here, you can relish leisurely strolls along scenic riverside bike paths and walkways, explore nearby dog parks, access a range of local schools, and make the most of outstanding shopping and public transportation options. Local amenities abound, including dining options on Racecourse Road, the famous Eat Street, the Royal Queensland Golf Club, and the Eagle Farm Racecourse. Plus. You'll have direct access to Hamilton Harbour Retail, featuring a fantastic array of offerings such as Woolworths, Workshop 14, various cafes and coffee shops, Sense of Taste, hair salons, and beauty services. Experience unparalleled convenience and connectivity with an easy commute to Brisbane CBD and the airport, as well as the added convenience of having CityCat ferry terminals right at your doorstep.

Apartment Features:

- 1 bedroom with built in wardrobe,
- 1 bathroom with large walk-in shower,
- Alfresco balcony with bi-fold windows,
- Smartly planned compact kitchen with stone bench tops and quality stainless steel appliances including dishwasher and gas cooker,
- Combined dining and living areas with natural light and full height windows/glazing to sliding doors,
- Ducted air-conditioning system throughout,
- Ceiling fans throughout,

Complex Features:

- Onsite management,
- Secure complex with swipe card access required throughout
- Super-fast optic fibre internet
- Large infinity swimming pool that is heated 6 months of the year
- Spa heated all year round
- BBQs and tables available for all residents
- Manicured tropical gardens and a large greenspace
- Pet friendly complex
- Medical centre, dentist, physio within our complex

Don't miss this incredible opportunity to secure your slice of Hamilton Luxury! Be sure to inquiry Today....

Current conditions of this residence.

Body corporate levy: Approx \$ 1,362 per quarter

BCC Rates: Approx \$ 450 per quarter

Currently tenanted at \$395 per week until 08/2024

Disclaimer: All information contained herein is gathered from sources we consider to be reliable however we cannot guarantee or give any warranty about the information provided and interested parties must solely rely on their own enquiries.