

**207/18 Thorn Street, Kangaroo Point, Qld 4169**



**Sold Apartment**

Friday, 25 August 2023

207/18 Thorn Street, Kangaroo Point, Qld 4169

**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 1**

**Type: Apartment**

## Contact agent

Presenting a spacious and luxurious two-bedroom apartment that offers not only a comfortable lifestyle but also an incredible rental return opportunity. Situated in the highly sought-after Kangaroo Point, this apartment boasts a prime location that is second to none. With easy access to the CBD, vibrant dining precincts, scenic river walks, and an array of recreational facilities, this is the perfect address for those seeking convenience and a vibrant urban lifestyle. Step inside this expansive two-bedroom apartment and be greeted by a light-filled and open living space. The well-designed floor plan seamlessly integrates the living, dining, and kitchen areas, creating a harmonious flow throughout. The contemporary kitchen is equipped with high-quality appliances, ample storage, and sleek finishes, making it a chef's delight. Both bedrooms are generously sized and feature built-in wardrobes, ensuring ample storage space for all your belongings. The master bedroom also boasts an ensuite, providing a private sanctuary for relaxation. The apartment is further complemented by a stylish main bathroom, complete with modern fixtures and finishes. One of the standout features of this apartment is the stunning balcony, looking out over historic Shafston House to the sparkling Brisbane River, this apartment is an exciting offering in coveted Kangaroo Point. The property also comes with an additional storage container in the basement! Rates: \$430 p.q | Water: \$200 p.q + usage | Body Corp Levy: \$1,100 p.q approx. Current market rental appraisal \$750 - \$800 per week\* Currently leased at \$630 per week\* Investors will be delighted by the exceptional rental return potential of this property. With its prime location, high demand, and desirable features, this apartment presents an excellent opportunity to maximise your investment. Residents of this prestigious complex also have access to a range of exclusive amenities, including a sparkling swimming pool, fully equipped gymnasium, and secure parking. Additionally, the building is meticulously maintained, ensuring a safe and comfortable living environment. Falling within the East Brisbane State School and Coorparoo Secondary College catchment areas, this property is also a short drive from Saint Joseph's Catholic Primary School, All Hallows' School and Anglican Church Grammar School. Located in a suburb that has experienced consistent capital growth over the last ten years, this is a rare opportunity to ensure strong growth for future returns. You will find safety in your investment with a number of planned infrastructure additions for the suburb including the new pedestrian bridge, future Woolworths and the Woolloongabba Cross River Rail project. In-Room Auction Location: Ray White West End (5/156 Boundary Street, West End) Thursday 14th September 2023 at 11am Disclaimer This property is being sold by auction or without a price and therefore a price guide cannot be provided. The website may have filtered the property into a price bracket for website functionality purposes.