

**325/26 Felix Street, Brisbane City, Qld 4000**



**Sold Apartment**

Wednesday, 6 March 2024

325/26 Felix Street, Brisbane City, Qld 4000

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Area: 80 m2**

**Type: Apartment**



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**\$590,000**

This striking two-bedroom, one bathroom apartment is situated in the dynamic heart of Brisbane City, within Felix Apartments. It boasts a spacious floor plan and an expansive balcony, ideal for entertainment. The location emphasizes lifestyle and convenience. This property is ready for immediate occupancy, perfect for homeowners or investors seeking strong rental yield and capital growth. Upon entry, experience absolute comfort with its well-planned layout. The contemporary kitchen welcomes you with its sleek design and modern appliances. The living area is large and filled with natural light. The two generously-sized bedrooms offer plenty of space for relaxation. Property Features:- 2 Large bedrooms - 1 Bathroom- 1 Secure car space (CL 33) - with storage cage (SL 33) on lower basement- Rental potential of approx. \$780 - \$800 per week unfurnished to a long-term tenant- Vacant possession available - longer settlement flexible if required- Approx. 80sqm in living (approx. 62m2 internal, approx. 18m2 balcony) on level 32- Body corporate fees approx \$6,164 per annum- City and River views- Unbeatable location- Modern kitchen with gas cook-top & dishwasher- Combined living & dining area- Building facilities - Lap Pool, Gym, Spa, Sauna and BBQ area This impressive residence delivers more than just an enviable inner-city lifestyle. Being located close to cafes and restaurants means that you can indulge in fine dining or casual coffee catch-ups without having to venture far from home. Experience quality urban living like no other and inspect today. For information regarding the Brisbane Inner City property market please go to <https://raywhiteiba.com.au/news>. If you require FIRB please advise the agent in writing and visit -<https://firb.gov.au/> to ensure that you are in a position to buy. **DISCLAIMER:** Whilst every effort has been made to ensure the accuracy of information contained about this property, it does not constitute any warranty or representation by the vendor or agent. All information contained herein is gathered from sources we consider to be reliable. All interested parties must solely rely on their own inspections, enquiries and searches with all relevant authorities