

**34/46 Playfield Street, Chermside, Qld 4032**

**Harcourts** Local

**Sold Apartment**

Friday, 20 October 2023

34/46 Playfield Street, Chermside, Qld 4032

**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 1**

**Type: Apartment**



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**\$460,000**

Brilliantly positioned to take advantage of a cosmopolitan lifestyle, this spacious two bedroom apartment is perfectly located just a hop, skip and a jump from major shopping and dining precincts. Benefitting from move-in comfort and the advantage of communal swimming and entertaining, there is a fabulous lifestyle to enjoy with an enviable low-maintenance design sure to appeal to professionals and investors. Located in a modern complex, an elevated position captures a sunny north-east aspect and outlook over parkland. The apartment opens to air-conditioned living and dining with the spacious and airy layout connecting seamlessly to a contemporary kitchen. Framed by excellent storage dressed in classic white cabinetry, there are also stainless appliances, tremendous bench space and handy high bar. Sliding doors open to a covered and tiled balcony, enjoying excellent sizing and elevated position. In addition to this private alfresco zone, you also have the option to utilise the complex in-ground swimming pool and covered poolside entertaining zone. Both of the bedrooms are comfortably carpeted and include ceiling fans and built-in storage. Bedroom two has sliding door access to the balcony whilst the master includes a walk-in robe and private ensuite. Additional features include a second contemporary bathroom with bath and integrated laundry plus secure car parking. Perfect for an investor, owner occupier or down sizer, this prime Chermshire position offers an easy lock and leave lifestyle. An incredible array of amenities are quite literally at your door including Kedron Wavell RSL, Chermshire aquatic centre, Chermshire library and Westfield's huge amount of shopping and extensive dining! Major hospital precincts are also close by just moments away with numerous bicycle tracks and a major bus terminal handling commuting with ease.

- Light and airy two bedroom apartment in modern complex
- Air-conditioned open-plan living and dining
- Contemporary kitchen including good storage, stainless appliances and high bar
- Covered and elevated alfresco entertaining with superb sizing
- Two built-in bedrooms with carpet and ceiling fans; one including alfresco access
- Master including walk-in robe and contemporary ensuite
- Second well-scaled bathroom including bath and integrated laundry
- Secure car parking
- Incredible location within walking distance to Westfield Chermshire, library, aquatic centre and major bus terminal

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