

397/420 Queen Street, Brisbane City, Qld 4000



Sold Apartment

Monday, 22 January 2024

397/420 Queen Street, Brisbane City, Qld 4000

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Type: Apartment



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\$540,000

Location, space and income! This bright, sunny, well designed two bedroom apartment perched high on level 39 has it all! Featuring a great sized kitchen, open plan living, sizable balcony with city & mountain views, this property makes an affordable investment with great rental return potential or a convenient inner-city home. This versatile apartment in an immaculate condition represents outstanding value in the popular Aurora Tower and won't last long! Aurora Tower is a tightly held complex located in the very heart of the Brisbane CBD. As there are many owner-occupiers in the building, this remains one of the most sought after buildings in the City! A very well maintained building with a healthy sinking fund. Aurora Tower is a reputable building with a lot of the body corporate committee members that live in the building, overseeing the maintenance and management of the building to the highest standard possible. Regular new owner meetings and owner social events held in the building to help everyone feel included in the community. Only 3 minutes walking distance to the newly proposed Waterfront Precinct and 5 minutes walking distance to the exciting Howard Smith Wharves Precinct, and 15 minutes walking distance to the World Class Queen's Wharf Precinct, bringing unprecedented and updated amenities to local residents which will create fantastic capital growth for the building. Properties like this do not come to the market often - Register your interest today!

Property Features:- Two spacious separated bedrooms - Master with balcony access - One modern bathroom - One secure car park (245A) on Level 3 - One large storage space (SB18) adjacent to the car space - Open plan living featuring floor to ceiling windows - Stylish kitchen with island bench and modern appliances - Great entertainer's balcony with views of Brisbane City and Mountain views - Ample storage throughout the apartment - Separate concealed laundry - Fully ducted air conditioning - Approx. 80sqm of living (69sqm int; 11sqm ext) on the 39th floor - Rental potential of \$700 per week unfurnished and \$750 per week fully furnished to long-term tenants

Building Facilities:- Outdoor Lap pool - Gymnasium - Spa and Sauna - Large BBQ area - Theatre room

Ground floor retail includes 7-11, coffee shop and BWS. Right in the heart of the city, you can walk to the endless dining, entertainment and retail options the vibrant CBD has to offer. Universities and some of Brisbane's best schools are also nearby. Very close to all forms of public transport and with easy access to main roads, the location is superb. Only approx. 5 min walking distance from the Howard Smith Wharves, Brisbane's newest entertainment and lifestyle destination. Providing dining options, bars, green spaces and picnic areas, two unique indoor event spaces and a brand-new boutique hotel by Art-Series 'The Fantauzzo'.

For information regarding the Brisbane Inner City property market please go to <https://raywhiteiba.com.au/news>. Please advise the agent in writing before placing an offer if you require Foreign Investment Review Board approval (FIRB). Please visit - <https://firb.gov.au/> for further details.

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