

**4/600 Lower Bowen Terrace, New Farm, Qld 4005**



**Sold Apartment**

Friday, 8 September 2023

4/600 Lower Bowen Terrace, New Farm, Qld 4005

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Area: 84 m2**

**Type: Apartment**



Karla Lynch  
0447384908



Michael Reilly  
0413139069

**\$910,000**

Positioned on the top floor with only seven units in total, two per floor, in the boutique Repton Court, in one of the area's few Art Deco buildings, this character-rich apartment offers a beautiful opportunity to capitalise on the unique original features and lifestyle position in prestigious New Farm. The apartment is impressive as soon as you step through the oak door, with high decorative ceilings, architraves and classic art deco pane windows in each room. As well as polished hardwood flooring to create a sense of prestige, character, and warmth that is hard to resist and is seldom seen in today's modern architecture. Natural light fills the generously proportioned interiors and the 2 bedroom layout is highly functional with separate living and kitchen & dining spaces. Embrace the morning sun as you overlook New Farm Park from the northeast aspect of your spacious dine-in kitchen out onto the Juliette balcony and rear access. Enjoying cooling summer breezes and double-brick construction, the apartment provides a comfortable haven with the potential to add value. The apartment will appeal to investors, downsizers and young family buyers alike and is tightly held, low turnover and majority owner-occupied. Due in large part to its iconic style, location, low body corporate fees, appropriate sinking fund and low maintenance design. This impressive apartment features but is not limited to:- 2 bedrooms, large master with your own bay window, a/c - Original Art Deco features throughout the apartment- Currently tenanted at \$510 p/w until Jan 2024- Separate lounge room featuring high ornate ceilings and polished timber floors throughout- Impressive entrance hall reduces shared walls for privacy & only one of six in Repton Court- 1 x designated parking space at rear of the superbly maintained building- Easy to live in, easy to let out- Pet friendly block (subject to Body Corporate approval) The location is everything, in the middle of all New Farm has to offer with its beautiful tree-lined streets, restaurants and cafes and New Farm Park. Choose from the HS Wharves, New Farm Deli and James St precincts to enjoy your days. Take advantage of the convenient CityCat and express bus services placed within walking distance and enjoy an easy connection to the CBD and surrounding areas. The ever-popular Holy Spirit and New Farm State School are positioned just a short distance away. This property presents an exceptional value proposition to secure a historical heritage home with rental income and scope to enhance in one of Brisbane's most exclusive inner city suburbs. Astute buyers know the value of unique properties like this, so don't miss this opportunity.