

**405/338 Water Street, Fortitude Valley, Qld 4006**



**Apartment For Sale**

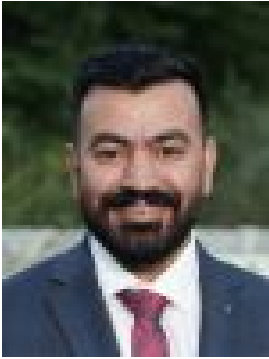
Friday, 10 May 2024

405/338 Water Street, Fortitude Valley, Qld 4006

**Bedrooms: 1**

**Bathrooms: 1**

**Type: Apartment**



Akash Dhillon  
0432705130



Rocky Bhullar

## Contact Agent!

Welcome to this amazing apartment, located in the heart of Fortitude Valley, on the fourth floor of Oxford Tower. The spacious, open plan living area with exceptional natural light and air flow and views, is air-conditioned and flows out to your good sized balcony. The perfect place for your morning coffee or a quiet evening drink and dinner with friends and enjoy the amazing city views. You will be able to watch the Ekka fireworks from your balcony. The modern, well-designed kitchen has great storage, and is complimented with stainless steel appliances. The very spacious bedroom is also flooded with natural light and includes built in robes and an air conditioner and ceiling fan to ensure your comfort. The bathroom is well appointed with great lighting. There is the added convenience of your own laundry, including clothes drier. Oxford Towers is a secure building with CCTV and onsite management. Building amenities include a beach style lagoon pool and lap pool, private rooftop area with city views, bbq's, pavillion room with a large snooker/pool table, TV and 2 large sitting areas, fully equipped gym and a large yoga lawn. The location is brilliant, only a 3 minute walk to the bus station and less than 10 minutes walk to Fortitude Valley train station. It is an easy walk to RBWH, shops, parks, Brunswick St Mall, James St shopping, and Emporium, and the Valley entertainment precinct. Highlights: • Stylish Fortitude Valley apartment boasting stunning city skyline views • Well-designed one-bedroom, one-bathroom, one-car layout that makes urban living a breeze • Open-plan kitchen, dining, and living area complete with air-conditioning • Enjoy your covered balcony, internal laundry, and high-quality finishes • The convenience of being within walking distance to nearby cafes, bars, the #1 rated restaurant in Australia - Agnes, and public transport • Under cover Visitor Car Park for 8 hours

Body Corporate: approx. \$750 per quarter  
Council Rates: approx. \$400 per quarter  
Urban Utilities: approx. \$100 per quarter

This apartment building has so much to offer, it will be a pleasure living in Oxford Towers - What an amazing place to live! Perfect for the young professional or a great investment property. Contact Akash Dhillon on 0432 705 130 to organise an inspection today.