

4713/222 Margaret Street, Brisbane City, Qld 4000



Apartment For Sale

Wednesday, 12 June 2024

4713/222 Margaret Street, Brisbane City, Qld 4000

Bedrooms: 2

Bathrooms: 1

Area: 63 m2

Type: Apartment



Rocky Zhong

0413760053

Luxury Living with Breathtaking Views

**** This unit is located at Sky City Tower **** Welcome to unit 4713 at Sky Tower, Brisbane's tallest and most iconic building. This spacious two-bedroom executive apartment offers an unparalleled lifestyle of luxury, convenience, and sophistication. Currently occupied by a lovely tenant, this unit has been extremely well looked after with lease upto November 2024. Located in the Sky City entrance with sweeping views, you can enjoy the Brisbane River, the Botanic Gardens, and the city skyline from the 47th floor. Whether you're relaxing in the open-plan living area, cooking in the gourmet kitchen, or unwinding in the master suite, you'll be mesmerised by the ever-changing scenery. The exciting and upcoming Kangaroo Point Green Bridge will soon be finished (85% finished) as the tallest bridge in Brisbane and a key piece of one of South East's biggest infrastructure projects. ***

<https://www.brisbane.qld.gov.au/traffic-and-transport/roads-infrastructure-and-bikeways/green-bridges/kangaroo-point-green-bridge> **The Facts** - Clear open view overlooking the stunning Brisbane river with city skyline - One large bedroom with built-in wardrobe and floor-to-ceiling windows for both living area and bedroom 1 - Modern bathrooms with high-quality fittings and fixtures - Stylish kitchen with gas cooktop, dishwasher - Open-plan living and dining area - Ducted air conditioning throughout **The Owner Loves** - Waking up to the stunning river view every morning - Walking to the Botanic Gardens, Union Square and South Bank - Enjoying the amenities and services of Sky Tower - Living in the heart of Brisbane's most vibrant and sought-after neighbourhood ** Sky Tower Features : ** - Brisbane CBD location and luxury concierge reception - Five-star amenities and service - Fully equipped gym - Swimming pool and Steam sauna - Entertaining spaces on multiple recreational decks ** Outgoings ** - Body Corp: approx \$1687/qtr - Council rate: approx \$480/qtr - Water utility: approx \$250 to \$300/qtr ** Rental income ** - Current income \$560/week - Rental appraisal \$750 to \$780/week Disclaimer: This property is advertised for sale without a price and as such, a price guide cannot be provided. The website may have filtered the property into a price bracket for website functionality purposes. Please do not make any assumptions about the sale price of this property based on website price filtering. [REDACTED]