

**48/30 O'Connell Street, Kangaroo Point, Qld 4169**

Place. 

**Unit For Sale**

Saturday, 24 February 2024

48/30 O'Connell Street, Kangaroo Point, Qld 4169

**Bedrooms: 4**

**Bathrooms: 3**

**Parkings: 3**

**Area: 424 m2**

**Type: Unit**



Simon Caulfield  
0437935912



Courtney Caulfield  
0401031668

## Price alignment contact Agent

A testament to timeless style and phenomenal attention-to-detail, this four-bedroom prestige apartment effortlessly blends New York- and Paris-inspired design to deliver the ultimate city-central address. Expertly crafted by renowned architect Harry Poulos Architects and built by Opec Construction, this rare dual-level penthouse occupies half of the floor, with sweeping 270-degree vistas, a preferred eastern aspect and a rarely-found three-car lock-up garage. Sleek, elegant and functional, the residence is as beautiful as it is practically designed. Showcasing banks of floor-to-ceiling glass that highlight stunning river and city views, the apartment is also made undeniably exquisite by details such as timber floors, stone accents and wainscotting. A sweeping curved staircase, magnificent voids and lofty ceilings create a sense of grandeur, only to be found in penthouse residences. Set across two spacious levels, the property invites you to relax and host guests in style with its generous open-plan living and dining area. Flowing from the residence's welcoming entry, this light-filled central space adjoins a large media room or second living space including a stunning stone-clad fireplace and a wet bar, this space is ideal for a teenagers' retreat or a more relaxed living space with views of the Brisbane city. Another highlight for the apartment is its spectacular gourmet kitchen, which is equipped with an oversized breakfast bar/island bench. This fantastic culinary space also displays a butler's pantry, Quartzite stone benchtops, ample integrated cupboard storage and premium appliances, including an integrated Miele fridge and Liebherr wine fridge. Promising to be the setting of many cherished gatherings, a covered wrap-around balcony looks out to the Brisbane River, across to New Farm, the Gateway Bridge and beyond. Featuring established cacti and olive trees, this extraordinary al fresco area also encompasses a full outdoor kitchen with a six-burner BeefEater barbecue. Entertainers will seldom find a rival to this remarkable setting for sunset drinks, leisurely lunches and unforgettable celebrations. With a vergola, this is a space to be enjoyed year-round. Also on this lower level, a laundry with ample storage and rarely found in apartments is accompanied by an ensuite fourth bedroom benefitting from a built-in robe – great for elderly parents, visitors who require their own space or just another living area. Upstairs and located on the eastern side of the residence is the penthouse's opulent master sanctuary. Boasting a dedicated dual walk-in and built-in robe, it also has an ensuite to die for with marble floor tiles, a limestone vanity with double basins and a shower with stunning river and suburban views. The master bedroom also includes a custom bedhead and wallpaper. Here, you will be able to relax, with access out to a Juliet-style balcony, which has an ideal eastern aspect. Two additional bedrooms are located at the other side of the second level, also feature private balconies and built-in robes, while an immaculate main bathroom showcases its own shower and bath. Complete with rare secure parking for three cars and excellent storage, the residence also has multiple powder rooms, an internal laundry and ducted air-conditioning. Adding to the apartment's appeal, the complex's list of outstanding facilities includes a swimming pool, spa, tennis court, barbecue amenities, a communal-use entertainment room and intercom security. Penthouse 48 is luxury living at its best in Kangaroo Point. Enjoy the convenience of the ability to move into the residence today with nothing further to be done. Close to scenic riverwalks and city-bound bus stops, this incomparable apartment is a stone's throw from the Mowbray Park and Holman Street ferry terminals. It is also moments to the Dockside Ferry Terminal, which is currently under construction. Leafy Captain Burke Park and Mowbray Park are nearby, as is the soon-to-be-constructed Kangaroo Point Pedestrian Bridge, which will connect Kangaroo Point to the Brisbane City Botanic Gardens, making this suburb ever so popular for convenience and lifestyle. The iconic Gabba Cricket Grounds and the yet-to-be-completed Cross River Rail Woolloongabba station precinct are easily accessible from this address, as well. Do not miss this exclusive opportunity – call to arrange an inspection today. Additional Information Body Corporate Contributions (insurance, administrative, sinking) total approx \$4,526.00 per quarter (only if paid by due date) Council Rates: \$1,695.70 per quarter approx. Disclaimer: This property is being sold by auction or without a price and therefore a price guide can not be provided. 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