

**69/62 Cordelia Street, South Brisbane, Qld 4101**



**Sold Apartment**

Wednesday, 27 September 2023

69/62 Cordelia Street, South Brisbane, Qld 4101

**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 1**

**Area: 78 m<sup>2</sup>**

**Type: Apartment**

## Contact agent

This apartment is on the 4th floor of tightly held Allegro Apartments overlooking the beautiful historic heritage St Andrew's church. Allegro Apartments is an eight-level building with 117 apartments in a selection of studio, one and two-bedroom styles. Completed in 2004/5 by award-winning Pradella Group and awarded 2007 HIA Winner Apartment Project of the Year. The owner of this lovely light-filled 2 bedroom, 2 bathroom apartment chose this apartment because of its view and tree-lined surrounds. A short stroll to Southbank with its multitude of entertainment options including the beautiful parklands, river-walk along the banks of Brisbane River, cafés, restaurants, cinemas, and within the highly sought-after Brisbane State High School catchment - this school is a short very safe 4-minute walk or 350m from the entrance of Allegro. The apartment has recently been professionally painted throughout with new quality carpet fitted in each bedroom and brand new blinds throughout in addition the air-conditioning unit was replaced only 2 years ago. Allegro is sought after by families of students and business professionals, providing an enviable lifestyle with its fully fitted gym, 25m lap pool, spa, community/media room, library/meeting room and BBQ area. The apartment comes with a designated car space and a generous-sized storage cage. FEATURES\* 2 bedrooms with built-ins\* 2 bathrooms (main with ensuite)\* Light and airy, spacious open-plan living\* Living area flows to a large private balcony with district views\* Air Conditioned\* Modern kitchen with stone benches\* Dishwasher \* Internal laundry\* 1 secure park plus lockup storage cage\* Allegro offers full security with CCTV surveillance and secure tagged entry to each floor and common areas\* Front entry foyer and friendly onsite manager\* Body Corp Fees are currently \$1,600 per quarter. As an investor/owner in Allegro, you will have options for short- or long-term tenancy arrangements because of its close proximity to Southbank precinct Mater Hospital, Griffith University, quality schools, and Brisbane CBD which is close to major transport hubs. The complex recently had a facelift with new carpet throughout the common areas and new furniture. Competitively priced - it would be hard to find another 2 bedrooms, 2-bathroom apartment with beautiful views and not overlooked by other apartments in a premium complex so close to Southbank for this price, the owner is committed to selling so make this a priority to inspect without delay - all genuine offers considered.