

**9/19 Maryvale Street, Toowong, Qld 4066**



**Unit For Sale**

Tuesday, 28 May 2024

9/19 Maryvale Street, Toowong, Qld 4066

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Area: 190 m2**

**Type: Unit**



Brett Andreassen  
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## Offers over \$950,000

Quick Details Rates: \$734.27/qtr Body Corporate: \$3,198/annum Sinking Fund Balance: \$37,213.17 Age: 1985 Number in Building: 10 Investment Information: Vacant. Potential \$850-\$900/week Discover modern living at its finest with this top floor, three bedroom, two bathroom apartment in the heart of Toowong. Located in a small, secure block of just ten units, this property boasts an enclosed north facing balcony and a massive double garage, offering both comfort and convenience in equal measure.

- Three generous bedrooms with ample natural light
- Two well appointed bathrooms, including an ensuite
- Double garage for secure parking and extra storage
- North facing enclosed balcony perfect for all-weather use
- Top floor position ensuring privacy
- Security entrance providing peace of mind in a small, friendly community

Situated on Maryvale Street, this apartment is just a short stroll from Toowong Village, offering a variety of shopping, dining, and entertainment options. Excellent public transport links, including buses and trains, make commuting to the city and surrounding areas a breeze. Enjoy the vibrant lifestyle that comes with living so close to the University of Queensland and the Brisbane River, with numerous parks and recreational facilities nearby. This property is perfect for buyers looking to establish themselves in a vibrant community or for parents seeking a convenient and safe home for their university-bound children, or the downsizer who doesn't want to compromise on space or location. The proximity to educational institutions such as Toowong State School, Indooroopilly State High School, QAMST and BBC, shopping centres of Toowong Village and Indooroopilly Shopping Centre, and public transport makes it a highly desirable investment for those aiming to secure a property in a growing and popular suburb. With its excellent condition and prime location, this apartment offers an exceptional opportunity for comfortable and convenient living. Don't miss your chance to secure this top-floor gem in one of Toowong's most sought-after streets. Contact us today to arrange a viewing and see for yourself the many features this property has to offer.