

# 2021 & 2022/255 Ann Street, Brisbane City, Qld 4000

XPERIENCE REALTY

## Apartment For Sale

Tuesday, 25 June 2024

2021 & 2022/255 Ann Street, Brisbane City, Qld 4000

Bedrooms: 2

Bathrooms: 2

Type: Apartment



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## **\$520,000.00 Plus**

More Photos and Floorplan – Coming Soon Here's a rare chance to own a spectacular 60M2 dual-key property in the exquisitely restored, Heritage-listed Murdoch Apartments (The Adina) located in the vibrant heart of Brisbane City. This dual-key apartment offers tremendous flexibility and income potential. Whether through long-term rentals yielding over \$950 per week or lucrative short-term stays via Airbnb, this property stands out as one of Brisbane City's highest income-producing assets. The versatile dual-key design allows you to maximize income by renting both units, live in one while leasing the other, or rent them separately. Each apartment boasts expansive windows that bathe the space in natural light, creating a welcoming and airy atmosphere reminiscent of a charming European square. Both units feature their own kitchenette and bathroom, meticulously finished with stone benchtops and ample storage. Fully furnished, each apartment includes ducted air-conditioning and high ceilings throughout. Situated opposite Central Railway Station and with a Woolworths Metro conveniently located on the ground floor, this property offers unparalleled access to all that Brisbane CBD has to offer. It's a golden opportunity for astute investors to secure a prime piece of real estate in one of Australia's most promising markets.

Features:

- Dual-key apartment in The Murdoch Apartments
- 1x one-bedroom unit with kitchen and bathroom, 1x studio apartment with kitchen and bathroom
- Fully furnished
- Ducted air-conditioning
- Expansive windows providing abundant natural light
- Multiple high-income potential options
- Prime central location with Woolworths on the ground floor, moments from public transport, shopping, and dining
- Body corp \$1877 PQ, Rates \$483 PQ

Don't miss out on this unique opportunity. Contact Shiraz on 0432 580 581 today to arrange an inspection.