

311/26 Felix Street, Brisbane City, Qld 4000



Apartment For Sale

Wednesday, 26 June 2024

311/26 Felix Street, Brisbane City, Qld 4000

Bedrooms: 1

Bathrooms: 1

Area: 62 m2

Type: Apartment



Karl Yesberg
0732311000

Offer Over \$460,000

Perched high on the 31st floor of Felix Apartments this immaculately designed 1 bedroom apartment offers a luxurious lifestyle in the heart of the business district of the city. Featuring one of the best 1 bedroom floorplans in the city you'll be amazed by the flow and space of the property as well as the abundance of natural light. Enjoy an easterly aspect with views out to the Brisbane River, Kangaroo Point cliffs, botanical gardens, and the city. This property is ideal for someone looking for an inner city home or savvy investor looking to add to their portfolio. Property features:- One generous king-size bedroom with built-ins - One modern bathroom- Open-plan living area- Large double sliding doors in living room, allowing for plenty of natural light and breeze throughout- Views of the vibrant Brisbane CBD, Brisbane River, Botanical Gardens- Kitchen with stainless steel dishwasher and oven, and gas stove top- Approx. 62sqm of living (51sqm internal; 11sqm external)- Currently rented through the onsite Oaks Hotel for \$2816.67 per month (Gross)- Rental potential of approx. \$700 per week furnished to a long term tenant- Sold fully furnished Located in the heart of the central business district, this property offers an array of lifestyle options that truly are endless. Brisbane City has some of the most exciting infrastructure projects happening in Australia and 26 Felix St is in a prime location to take advantage of these exciting developments. Within a short walk, you'll have access to some of the best restaurants that Brisbane has to offer. You can take a leisurely stroll to the Queen Street Mall, enjoy a picturesque riverfront walk to Howard Smith Wharf, and the soon to be completed Queens Wharf Casino project, which is set to launch the Brisbane CBD into an international city. A short walk just 200 meters away from the Botanical Gardens, Riverside City Cat terminal, the new Kangaroo Point foot and bike bridge, and the new Cross River Rail Station at Albert Street (scheduled for completion in 2024) places you at the epicentre of urban life. This truly is a wonderful opportunity in one of the best City locations. Additionally, the property is in the vicinity of the exciting transformation of the Eagle Street Pier. This iconic precinct, which has remained largely unchanged for over 30 years, is undergoing a remarkable \$2.5 billion project scheduled for 1st Stage completion in 2026. The transformation aims to elevate the precinct into a global-standard business and leisure destination. This project will rejuvenate the area with new riverfront dining venues, and retail options, while also enhancing public spaces and green landscapes. Furthermore, it will provide improved access for cyclists, pedestrians, and watercraft, promising to deliver broader community and economic benefits. This city-changing development is set to redefine the area, making it an even more appealing place to live and explore. Don't miss out on experiencing quality urban living, so call today for further information and to arrange an inspection. This is remarkable City buying at its best!