

67/17 Carl St, Woolloongabba, QLD, 4102

Place. **P**

Apartment For Sale

Tuesday, 1 October 2024

67/17 Carl St, Woolloongabba, QLD, 4102

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Type: Apartment



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Exceptional Inner-City Oasis with Stunning City Views

Situated in the heart of Woolloongabba is this luxury apartment combining modern elegance and comfort whilst offering incredible city views. The apartment boasts a spacious, open plan living, dining and kitchen with lavishly high ceilings, three generous bedrooms, two modern bathrooms and a separate laundry. The designer kitchen overlooks the light-filled lounge and dining area which extends to an oversized balcony where you can relax and revel with sweeping panoramas, forming the ultimate backdrop for entertaining all year round. The master bedroom offers an expansive walk-in wardrobe and private, luxurious ensuite. There are two remaining generously sized bedrooms with built-in wardrobes allowing multiple options for the discerning purchaser.

'Archive' is an opulent residential complex positioned in a premium location offering residents a vibrant and diverse lifestyle. With an immaculately maintained rooftop terrace, this stunning building offers a harmonious blend of convenient inner-city living with luxury and leisure at the forefront.

Property Features Include:

- 3 bedrooms, 2 bathrooms, 2 car spaces.
- Luxurious open plan living and dining area with high ceilings and ample natural light.
- Designer kitchen featuring high-end European appliances including a chef's oven, electric cooktop and integrated dishwasher plus exquisite benchtops and ample cabinetry.
- Oversized balcony with sweeping views.
- Lavish master bedroom with large walk-through-wardrobe and private ensuite with dual vanities.
- Two additional light-filled bedrooms with built-in wardrobes.
- Beautifully appointed main bathroom and dedicated laundry.
- Separate powder room/toilet.
- Split-system air-conditioning throughout.
- Secure intercom and building entry.
- Incredible rooftop oasis and BBQ area with ample seating, ideal for hosting larger gatherings.
- Smart metered energy.
- Two secure, tandem, underground car spaces.
- Walking distance to Buranda Village, Train Station and bus stops as well as Princess Alexandra Hospital and Mater Hospital.
- Body Corp Levy: \$6,392.23 per annum.

As Brisbane moves towards hosting the 2032 Olympics, the precinct adjacent (5-minute walk) to 'Archive' is set to undergo a multi-billion-dollar transformation, headlined by the \$5.4 billion Cross River Rail Project, meaning this complex takes a front row seat in Woolloongabba's exciting urban renewal. The city's premier antiques and dining precinct already shines brightly on the neighbourhood scene, with plenty of great restaurants, cafés, bars and shops.

The Woolloongabba station links directly into Brisbane CBD's Albert Street via a 3-minute journey. The new South Bank Masterplan embarks on continuing the iconic riverside precinct towards The Drapery with new riverfront public spaces.

With the demand for Woolloongabba property continually increasing, 67/17 Carl Street offers an incredible opportunity to secure a move-in ready, luxury home. For further details please contact Danny Cody on 0404 077 102.

**** Disclaimer**** This property is being sold without a price and therefore a price guide can not be provided. The website may have filtered the property into a price bracket for website functionality purposes. Whilst all reasonable attempts have been made to verify the accuracy of the information provided, the Selling agents confirm that they cannot guarantee accuracy of the same and accept no liability (express or implied) in the event that any information contained in the document or provided within is inaccurate. Parties must ensure they make their own due diligence enquiries to satisfy themselves about the accuracy of the information. This information provided is indicative only and must not be relied upon unless confirmed by a party through their own due diligence.

