

**ID:21134316/540 Queen Street, Brisbane City, Qld
4000**



Apartment For Sale

Wednesday, 12 June 2024

ID:21134316/540 Queen Street, Brisbane City, Qld 4000

Bedrooms: 2

Bathrooms: 2

Parkings: 1

Type: Apartment



David Feng

0402342100

For Sale

Stunning City Apartment with River & Story Bridge Vistas
Property Address: U49/540 QUEEN STREET, BRISBANE CITY
Elevated on the 13th floor, this 2-bedroom, 2-bathroom apartment presents an extraordinary chance to relish in a premier location at the heart of the CBD! U49/540 Queen St is a must-see for those seeking a dynamic city lifestyle or an outstanding investment prospect. Nestled just moments away from the bustling city center, you'll enjoy seamless access to all of Brisbane's key attractions and business districts. Within walking distance are Howard Smith Wharves, Fortitude Valley, and the Queen Street Shopping Mall, offering a plethora of dining, entertainment, and shopping options. Additionally, a brief stroll will lead you to some of the city's finest dining establishments and lively bars, perfect for indulging in Brisbane's culinary and nightlife offerings.

Key Features:- Expansive balcony showcasing vistas of the Brisbane River, Story Bridge, and the city skyline- Open-plan design with floor-to-ceiling windows and panoramic views from every room- Contemporary kitchen featuring stainless steel appliances, premium granite countertops, and a gas cooktop- Generously sized master bedroom complemented by a private ensuite bathroom- Second bedroom boasting impressive views and built-in wardrobes- Secure parking space provided with the apartment- Fully ducted reverse-cycle air conditioning throughout for year-round comfort- Second bathroom with shower/bath combo and internal laundry facilities- Total area spanning 101sqm, with 72sqm dedicated to internal living space and a 15sqm balcony

Financial Information:- Body Corporate Fees: Approx. \$2,388 per quarter- Rates & Taxes: Approx. \$480 per quarter- Urban Utilities: Approx. \$222 per quarter- Rental Income: Currently \$820 per week, increasing to \$900 per week when the lease ends in October

Residents of Willahra Towers enjoy access to an array of resort-style amenities, including a gym, sauna, spa, and heated indoor pool. Whether you're looking to invest or establish your new abode, the unbeatable location and exceptional features of this property make it a standout choice. Don't let the chance slip by – schedule an inspection today to secure this remarkable apartment! (Listing ID: 21134316)