

4/41 Racecourse Rd, Hamilton, QLD, 4007



Unit For Sale

Thursday, 24 October 2024

4/41 Racecourse Rd, Hamilton, QLD, 4007

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Type: Unit



Vanessa Harte

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Iconic Racecourse Road Lifestyle & Location

Auction, Wednesday 13th November at 5:30pm | In-Rooms at Ray White Ascot - 138 Racecourse Road, Ascot

Enjoying a prime and iconic position "Warraby Apartments" is located on the doorstep of Racecourse Road cafes, shops and restaurants and only a moment from the riverside walkway and Portside precinct.

Located in a boutique complex of 14, this sun-filled three-bedroom apartment is situated on the first floor with an open plan interior and seamless indoor-outdoor flow out. Comprising three bedrooms, with built-in robes and all with access to a balcony outlook. The master bedroom is inclusive of an ensuite whilst the additional bedrooms are serviced by a central bathroom with separate bathtub.

Features:

- Prime location in in the Racecourse Road Precinct
- Contemporary design in a small boutique complex
- Master bedroom with ensuite
- Modern kitchen with caesarstone benchtops and ample cupboard space
- Alfresco living
- Air-conditioning to lounge and Master bedroom
- Balcony outlook for each bedroom
- Secure side by side parking x 2
- Storage room
- Hamilton precinct living
- Easy to live in, easy to let out

Body Corporate approx. \$1,689.46 per quarter.

Enjoy the convenience of being located moments to the CBD and airport or take advantage of all this central Hamilton position has to offer; Racecourse Road cafes, shops and restaurants at your doorstep, stroll or ride along the riverside bikeways, visit the Portside precinct or Eat Street Market.

Due to REIQ legislation a price guide isn't available. The website possibly filtered this property into a price range for functionality purposes. Any estimates are not provided by the agent and should not be taken as a price guide.

Whilst every effort has been made to ensure the accuracy of these particulars, no warranty is given by the vendor or the agent as to their accuracy. Interested parties should not rely on these particulars as representations of fact but must instead satisfy themselves by inspection or otherwise.