



APARTMENT

2/74 GOSFORD STREET, MOUNT GRAVATT



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PRICE GUIDE: High \$600,000

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Property *snapshot*

PRICE GUIDE: High \$600,000s

- Bright open-plan living area, enhanced by natural light and air conditioning, providing a cool retreat for relaxation and entertainment.
- Well-appointed kitchen featuring stone bench tops, gas cooking; and high-quality stainless-steel appliances, including double sinks, oven and dishwasher.
- Generous sized courtyard providing a peaceful and private outdoor retreat, transforming everyday moments into personal escapes and ordinary gatherings into memorable occasions
- Master bedroom boasts a modern ensuite and air-conditioning for year-round comfort
- Two queen-sized bedrooms, each equipped with built-in robes and ceiling fans.
- Enjoy the spacious main bathroom featuring overhead shower/bath + generous vanity and convenient closet laundry.

FINER DETAILS

- Rates: \$506.70 p/quarter
- Body Corporate: \$1000.30 p/quarter
- Boutique complex of 18 units



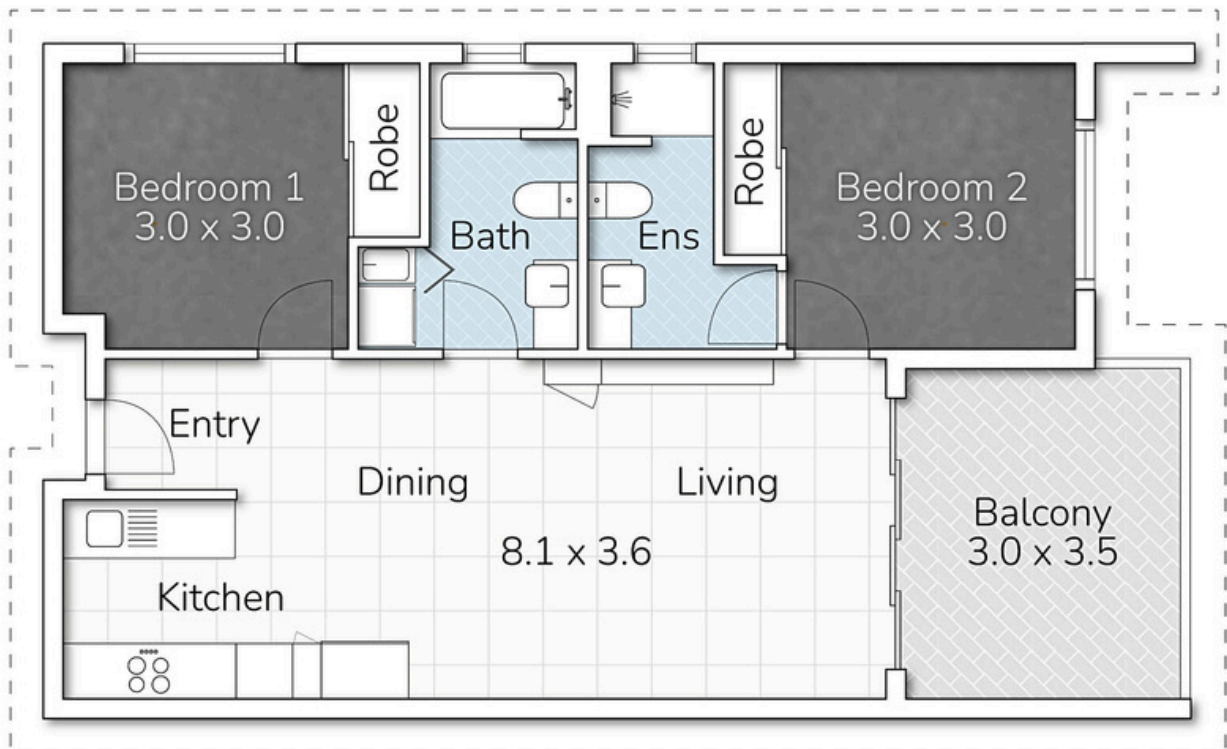
Lifestyle & *location*

INVESTOR'S NOTE:

- Rental Appraisal: \$650 - \$675 p/week
- Capital Growth (Mount Gravatt East): Impressive 43% increase seen for units in the last 3 years
- Build Year: 2016
- Floorplan: Approx 79sm
- Boutique complex of 18 apartments
- 450m walk to bustling Mt Gravatt Central complete with cafes, gyms, pilates and more
- 600m walk to Mt Gravatt Plaza including Coles, Woolworths, Australia Post and more
- Direct access to Mount Gravatt Outlook walking trails
- 8 mins to Westfield Mount Gravatt
- 10 mins to Westfield Carindale
- 16 mins to Brisbane CBD



Floorplan



Total Floorplan: Approximately 79sm

2 bed | 2 bath | 2 car



Opportunity *awaits*

A property of this opportunity and calibre does not come along often!

Take advantage and submit your interest today:



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