# ONE HUNDRED

ON LEICHHARDT

# **APARTMENT 405**

100 Leichhardt Street, Spring Hill QLD 4000

# PROPERTY

Description 2 Bed + 2 Bath + 1 Car

Floorplan Type 2D

Property Level Level 4

Aspect East

### Property Size Internal: 80sqm External: 11sqm TOTAL: 91sqm

Price \$1,050,000

# OUTGOINGS

Body Corporate Fees \$5,957 per year (approx.)

Council Rates \$1,850 per year (approx.)

Water Rates \$900 per year (approx.)

# ESTIMATES

Estimated Rental Return \$1,000 - \$1,100 per week

#### Estimated Stamp Duty Payable Owner Occupier: \$33,725 Investor: \$40,900

# AMENITIES

#### Resident-Only Rooftop Retreat:

- ✤ Hot & Cold Plunge Pools
- Sauna
- Private Dining Room
- BBQ Area & Rooftop Dining

# LOCATION

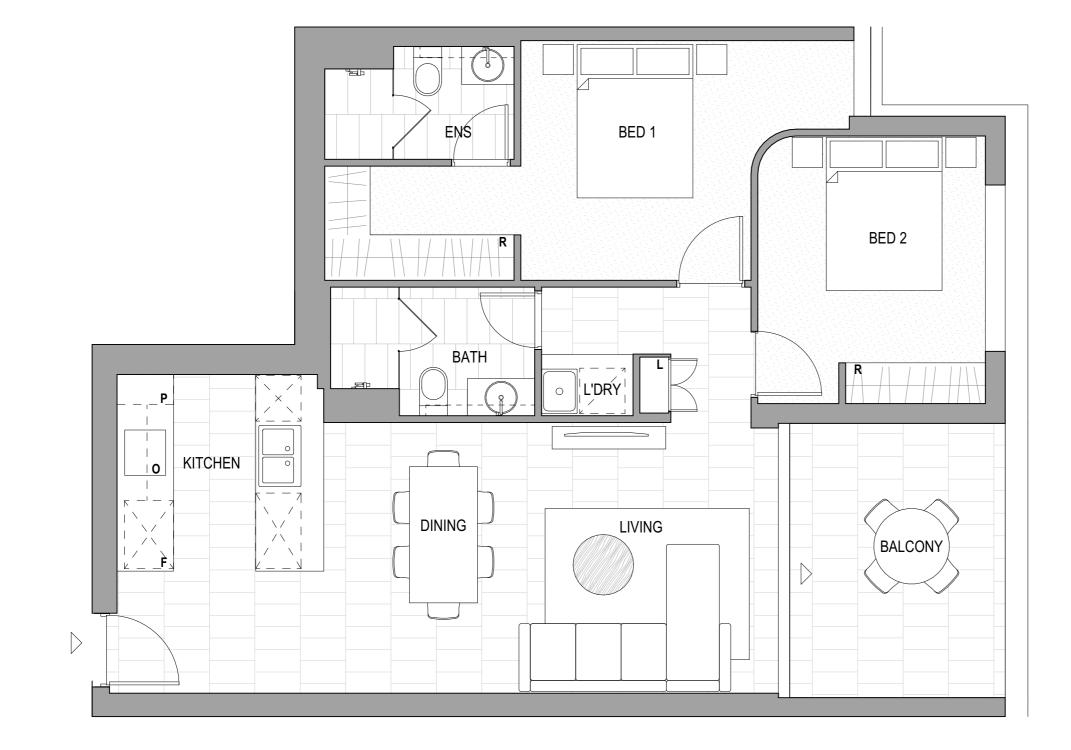
3 Minute walk to Brisbane CBD
4 Minute walk to Roma Street Parkland
8 Minute walk to Queen Street Mall
15 Minute walk to Howard Smith Wharves
20 Minute walk to South Bank

DISCLAIMER: All prices, outgoings, estimates and figures provided are estimates only and may vary. Prices include GST and are subject to change without notice. Any areas are indicative only and subject to change in accordance with the contract of sale. Any area may differ from the surveyed area of the constructed apartment due to different methods of measurement. The seller reserves the right to withdraw any apartment from sale. Three Sixty Property Group will not be liable for any damages, loss or expenses incurred by any person relying on the information contained within this website. This information is provided subject to any contract of sale and all interested parties are encouraged to undertake their own enquiries and seek independent advice before proceeding.

## MILESTONE PG

ONE HUNDRED ON LEICHHARDT

TYPE 2D



100 LEICHHARDT ST - SPRING HILL

#### DESCRIPTION

2 Bedroom 2 Bathroom

#### AREA

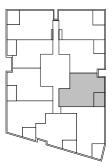
Internal Area	80m <sup>2</sup>
Balcony	$IIm^2$
Total	91m <sup>2</sup>

#### RESIDENCES

305, 405, 505, 605, 705, 805, 905, 1005, 1105, 1205, 1305

#### LEGEND

- P Pantry L Linen/ Storage F Fridge R Robe
- O Oven/ Cooktop
- ∧ Balcony Access







This floorplan including furniture, fixture measurements and dimensions are approximate and for illustrative purposes only.

ONE HUNDRED

LEVELS 04-9



## dibcorp

The information, images and material depicted in this document are indicative only and the final built product may result in minor changes required to suit building regulations, and available products. 100 LEICHHARDT ST - SPRING HILL

## **RESIDENCE 03**

## **RESIDENCE** 04

## **RESIDENCE 05**

## **RESIDENCE 06**



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