# ONE HUNDRED

ON LEICHHARDT

## **APARTMENT 504**

100 Leichhardt Street, Spring Hill QLD 4000

#### **PROPERTY**

Description

2 Bed + 2 Bath + 1 Car

Floorplan Type

2C

**Property Level** 

Level 5

Aspect

East

**Property Size** 

Internal: 78sqm External: 11sqm TOTAL: 89sqm

Price

\$1,060,000

## **AMENITIES**

Resident-Only Rooftop Retreat:

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

## **OUTGOINGS**

**Body Corporate Fees** 

\$6,005 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: \$34,300

Investor: \$41.475

## LOCATION

3 Minute walk to Brisbane CBD

4 Minute walk to Roma Street Parkland

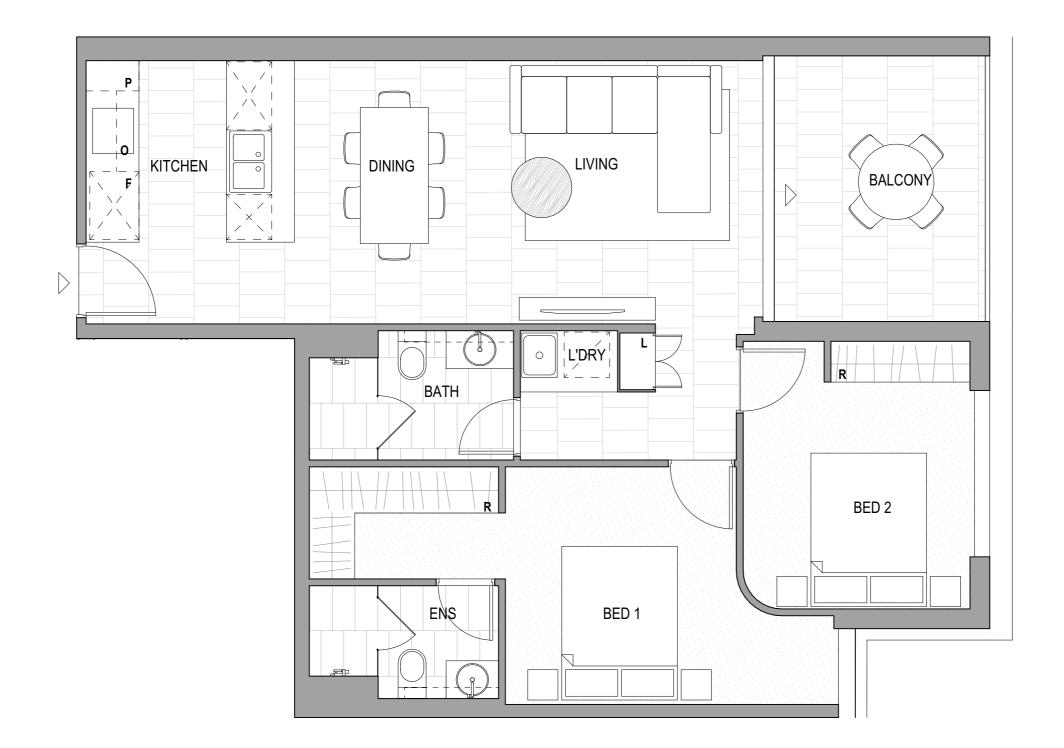
8 Minute walk to Queen Street Mall

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.





#### DESCRIPTION

- 2 Bedroom
- 2 Bathroom

#### AREA

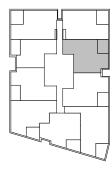
Internal Area 78m²
Balcony IIm²
Total 89m²

#### RESIDENCES

304, 404, 504, 604, 704, 804, 904, 1004, 1104, 1204, 1304

#### LEGEND

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



5 M



