



SOLD

FULLY FURNISHED WITH MAGNIFICENT CITY AND RIVER VIEWS

Located on level 8 of Tower B in Regatta Riverside, apartment 169 has a lovely open outlook with all rooms enjoying 180-degree northerly views encompassing the city and river. What a wonderful opportunity to secure a city base for the travelling business person, or maybe for a university student, as the apartment can be purchased complete with furniture, appliances, crockery and cutlery, and offers immediate vacant possession so you can move straight in.

You will love the spacious entertainer's balcony with a six-seat outdoor setting as it is the perfect spot to relax and gaze at the city lights while having a BBQ. Internally the apartment is well-presented, in excellent condition and offers two queen sized bedrooms. Both with ensuite bathrooms, good wardrobe space and study nooks. An added advantage is the separate laundry next to the entry making the layout perfect for share accommodation.

Regatta Riverside offers an enviable lifestyle and has many long-term residents. The Podium level is where you will find the large resort style pool and adjoining BBQ and entertaining area. There is also a fully equipped gym with shower and toilet facilities, and calming tropical gardens, lawns and walkways to enjoy. The lifestyle benefits are also enhanced by the surrounding facilities: cycle and walking tracks along the river, adjacent parklands, proximity to shopping and cafe precincts and transport services – train, bus and City Cat.

Qualities such as these will ensure the ongoing desirability of the complex and the surrounding area for owner occupiers, tenants and investors alike. Previously rented for \$495 per week.

Apartment Features -

- * 83 sqm - Internal 65 sqm plus 18 sqm of balcony
- * Neutral colour palette with good quality fixtures
- * Stainless steel appliances – fridge, dishwasher, under bench oven, gas cooktop
- * Separate laundry with washing machine and dryer
- * Air-conditioned lounge enjoys open north aspect and flows to alfresco living
- * Good quality furnishings and fully equipped kitchen
- * Large balcony with view of the city skyline and river
- * Bedroom 1 has study nook, balcony access, walk through robe and spacious ensuite
- * Bedroom 2 has study nook, balcony access, walk in robe and direct access to main bathroom

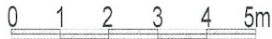
2 BED | 2 BATH | 1 CAR

PRICE:
\$475,000

OPEN FOR INSPECTION:
N/A



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PLANS ARE INDICATIVE AND MAY BE SUBJECT TO MINOR CHANGE. FURNITURE AND CHATTELS ARE SHOWN FOR ILLUSTRATIVE PURPOSES ONLY AND ARE NOT INCLUDED IN THE SALE.

APARTMENT TYPE	09
UNITS	T311, T411, T511, T611, T711, T811, T911.
LIVING AREA	65M ²
BALCONY AREA	18M ²
TOTAL AREA	83M ²



Disclaimer: Please note this floor plan is for marketing purposes and is to be used as a guide only. All dimensions are estimates only and may not be exact measurements.