

# FOR SALE

## VALLEY STUDIO GREAT LOCATION

Embrace Urban Living in Brisbane's Most Dynamic Entertainment Precinct

Perfectly positioned in the heart of Fortitude Valley's vibrant entertainment district, this modern one-bedroom apartment offers an enviable lifestyle where convenience meets contemporary comfort. Located on the 10th floor of a well-maintained complex, this stylish residence captures the essence of inner-city living while providing a peaceful retreat above the bustling streets below.

The thoughtfully designed apartment showcases a range of modern amenities to enhance your daily living. The well-appointed kitchen features a quality dishwasher, while the bedroom boasts built-in wardrobes for ample storage. Year-round comfort is assured with air conditioning, and staying connected is effortless with broadband internet availability and Pay TV access. The secure building offers additional peace of mind with an intercom system.

Your new home includes the convenience of a secure garage space, a valuable asset in this thriving inner-city location. The apartment complex provides the perfect balance between accessibility and security, ensuring a comfortable urban lifestyle.

Fortitude Valley's impressive array of amenities are at your doorstep:

- World-class dining and entertainment venues
- Brunswick Street Mall and Chinatown's vibrant shopping precincts
- The sophisticated James Street precinct with boutique shopping and dining
- Regular cultural events including Valley Fiesta and BIGSOUND music festival
- Multiple fitness facilities including the historic Valley Pool

The location offers unparalleled connectivity with public transport options:

- Fortitude Valley train station servicing all suburban and airport lines
- Multiple bus routes connecting to Brisbane CBD and surrounds
- Secure taxi ranks for safe late-night transport
- Easy walking distance to the Brisbane CBD

The suburb's rich cultural tapestry provides endless entertainment options:

- Diverse dining scene from casual eateries to fine dining establishments
- Thriving live music venues and nightlife

1 BED | 1 BATH | 1 CAR

PRICE:

\$475,000

OPEN FOR INSPECTION:

N/A



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