

# Contact Agent

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📍 607/18 Longland Street Newstead QLD



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## Overseas Seller Must sell!

Seller will meet the market!

Currently returning 5% return with excellent tenants. Income producing on settlement.

This stunning residence offers comfortable living with floor to ceiling glazing, timber floors and ample storage. Lucent is located in the heart of the iconic Gasworks precinct which offers a mixture of retailers, boutique shops, restaurants, markets. Music venues, waterfront river walk.

Features:

- Luxuriously living space
- Modern galley Kitchen European stainless-steel appliances
- Generous open plan living area with Timber floor
- Ducted air-conditioning
- Bedrooms with generous walk in robes
- Separate hideaway laundry
- Entertainers balcony with River views
- High speed Internet – Wi-Fi and NBN ready
- Audio intercom with CCT security and swipe access
- Pre-cabled for Foxtel, Free-to-Air, TV and phone
- Secure parking

Every detail has been carefully considered and offers an escape from Brisbane's vibrant city and embraces timeless elegance.

The standout feature of Lucent is the truly innovative world class sky retreat, which offers multiple zones focused on catering to each resident's different lifestyles to create a next generation health and wellness inspired community. Exclusive access to the on-site amenities include:

- Infinity pool
- Heated sunset spa and waterfall deck
- Sauna with floor to ceiling height glazing and city views
- Private dining room (available for Event Bookings)
- Fitness Centre with state of the art equipment & yoga deck
- Entertaining areas complete with BBQ Bar and relaxation areas.

Location is A plus with access to Teneriffe bus, City Glider, Ferry Terminal, Waterfront Riverwalk's, Newstead River Park, Approx. 1500m to Brisbane CBD and 12 minutes to Brisbane Airport.

Please do not hesitate to call to book your private viewing.

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**Val Ryman**

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**607/18 Longland St , Newstead**

**Approx: 123.6m<sup>2</sup>**

\*While every attempt has been made to accurately display the current property, all floor plan and details are for informational purposes only. The measurements and layout displayed are approximate.

