

## Brisbane City, 6913/222 Margaret Street

SOLD BY THE FLORENTZOS TEAM

Welcome to the pinnacle of opulence at Skyrise Apartments, where sophistication meets unparalleled convenience. Perched high on level 69, this two-bedroom apartment presents sweeping vistas of the Brisbane River, Story Bridge, Botanic Gardens, and the captivating city skyline. Experience a first-class lifestyle with an array of on-site facilities, including a grand entry foyer with reception, indulgent pool boasting spectacular city views, function room, gym, daycare, and more. With everything at your doorstep, save your petrol for weekend getaways, as you embark on a refined urban living experience.

Top highlights:

- On level 69 of Skyrise Apartments with captivating Brisbane River, Story Bridge, Botanic Gardens and city views from floor-length windows



**Disclaimer:** All information contained therein is gathered from relevant third parties sources. We cannot guarantee or give any warranty about the information provided. Interested parties must rely solely on their own enquiries.

**SOLD**

LJ Hooker Property Partners

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**For Sale**

Please Call

**View**

[ljhooker.com.au/BIDHF4R](http://ljhooker.com.au/BIDHF4R)

**Contact**

**Ling Li**

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**07 3344 0288**

- First-class on-site facilities: grand foyer with reception, indulgent pool, function room, gym, daycare, and more
- Walking distance to major attractions: Queen Street Mall, Eagle Street Pier, City Botanic Gardens, QUT and more
- Sleek, modern kitchen with high-end appliances and open-plan furnished lounge and dining area with ducted air conditioning throughout
- Two luxurious bedrooms serviced by a sleek main bathroom
- Secure building with intercom access and basement parking - apartment including one carpark

Smack bang in the heart of Brisbane City, this apartment boasts a location that offers an extraordinary lifestyle. Take leisurely walks to iconic destinations like Queen Street Mall and Eagle Street Pier, while the City Botanic Gardens beckons just steps away. Delight in the Riverside Sunday Market or explore nearby schools and QUT's Gardens Point campus, all within easy reach. Public transport, shops, bars, restaurants, parks, and more are all literally at your doorstep, so you can save your petrol for your weekend getaways with this spot allowing for easy access onto the M3 and everything the north and south has to offer.

- 170 m to bus stop
- 220 m to Brisbane City Botanic Gardens
- 250 m to Riverside Sunday Market
- 400 m to Eagle Street Pier
- 550 m to Queen Street Mall
- 900 m to Central Train Station
- 1 km to QUT Gardens Point Campus
- 1.1 km to North Quay 2 Ferry Terminal
- 1.6 km to South Bank Parklands
- 1.7 km to Brisbane Central State School
- 1.9 km to Mater Hospital Brisbane
- 2 km to Streets Beach
- 2.8 km to St Laurence College
- 2.8 km to Fortitude Valley State Secondary College
- 3.5 km to Kelvin Grove State College

A huge bonus of this property is the proximity to the brand-new Albert Street Station of the Cross-River Rail, with services due to commence in 2025. The project includes four new underground stations at Boggo Road, Woolloongabba, Albert Street and Roma Street and two new above ground stations at Dutton Park and Exhibition Centre; allowing you ease of transport across Brisbane.

Situated within the soaring and glamorous Skyrise Apartments building, this elite residence boasts an extravagant entry foyer adorned with marble tiling and luminous lighting, complete with a welcoming reception. The building's amenities make life seamless and leisurely, including an indulgent swimming pool with floor-length windows capturing mesmerising city views, a professional function room, a fully equipped gym, a recreational deck, sauna, deluxe barbecue facilities, and even a daycare centre.

Enter to explore a unique yet spacious floorplan, complemented by sweeping



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floor-length windows that frame breathtaking city, river, and Botanic Garden views. The open-plan interior is beautifully illuminated by twinkling downlights, enhancing the sparkling cityscape in the evenings, while sumptuous, ducted air conditioning ensures comfort throughout.

The expansive lounge and dining area, along with the modern tiled kitchen create an inviting space for a young family, couple, or professional.

The kitchen, equipped with top-of-the-line appliances, including a gas stovetop, built-in microwave, and dishwasher, delivers an epic gourmet experience. Its sleek stone counters and crisp cabinetry further emphasise its contemporary appeal.

Retreat to one of two carpeted bedrooms, the master with a built-in robe and the second offering glorious city vistas. The spacious main bathroom features a generous shower, stone-topped vanity, and floor-to-ceiling tiles.

The unit also boasts ample storage, a discreet internal laundry and a dedicated secure parking spot.

Live in luxury, embrace convenience, and indulge in the ultimate city lifestyle.

Contact Ling Li and Peter Florentzos today to find out more and secure your chance to call this exclusive apartment yours.

AEAF Investments Pty Ltd  
with Sunnybank Districts P/L T/A LJ Hooker Property Partners  
ABN 50 133 677 319 / 21 107 068 020

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## More About this Property

<b>Property ID</b>	BIDHF4R
<b>Property Type</b>	Apartment
<b>Land Area</b>	64 m²
<b>Including</b>	Air Conditioning Dishwasher Built-in-Robes

**Ling Li 0403 192 378**

Agent & Leasing Agent for Peter Florentzos | [lingli@ljhpp.com.au](mailto:lingli@ljhpp.com.au)

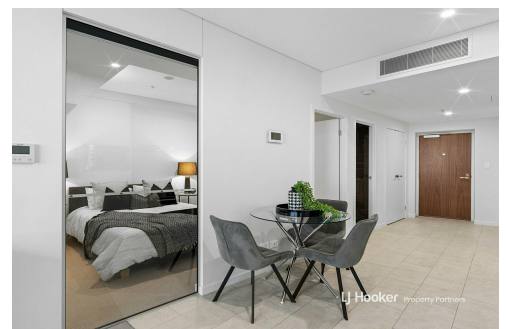
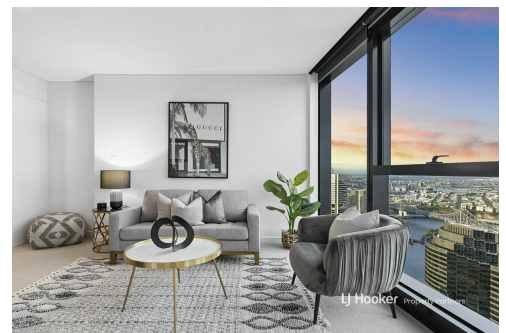
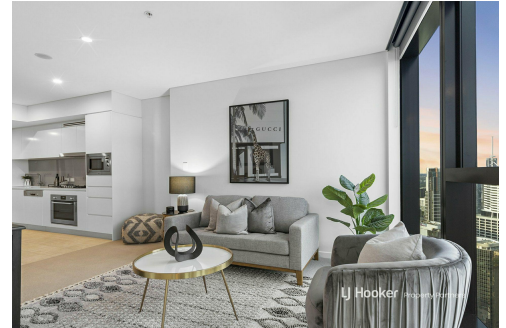
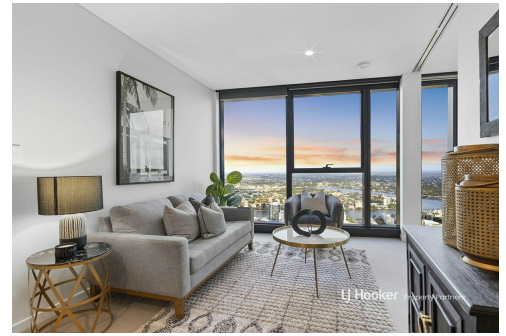
**Peter Florentzos 0414 311 526**

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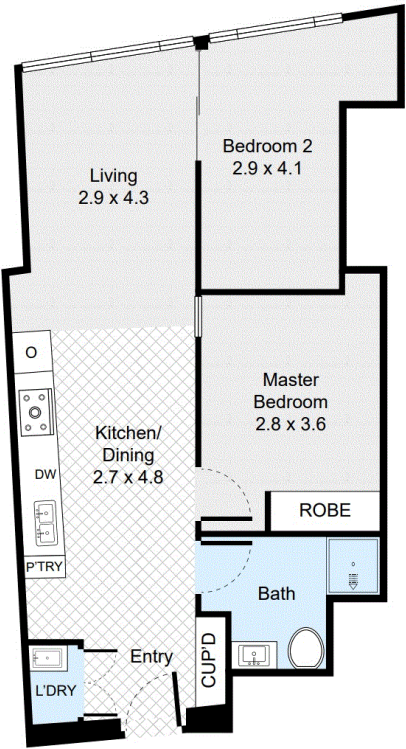
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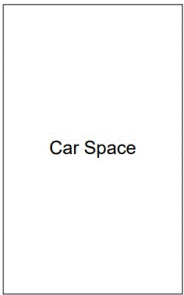


Apartment 6913, 222 Margaret Street, Brisbane City

2 Bed 1 Bath 1 Car



FLOOR PLAN



Car Space

(Not In Position)

CAR SPACE/STORAGE UNIT

All information contained herein is gathered by Little Hinges. Whilst the scanning technology is highly reliable, we cannot guarantee its accuracy and interested parties should rely on their own enquiries.



Internal : 64m<sup>2</sup>

virtual tours



This property is ready for you to virtually inspect now  
littlehinges.com.au

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