



## Kangaroo Point, 1506/95 Linton Street

SOLD BY JAMES AND GRAEME CARMICHAEL

Discover luxury living in the heart of Kangaroo Point with this stunning, oversized apartment. Located in a highly sought-after inner-city locale, this property offers the perfect blend of modern comfort and urban convenience.

### Property Features:

- Stunning rooftop with city views, pool, lounges, BBQ's and bar.
- Subpenthouse on level 15 with panoramic views.
- 2 Spacious Bedrooms: Master bedroom with ensuite bathroom and floor to ceiling glass window.
- 2 Modern Bathrooms: Featuring high-end fixtures and finishes.
- Gourmet Kitchen: Equipped with premium AEG appliances, stone benchtops, soft-close cabinetry perfect for entertaining.
- Open-Plan Living and Dining: Seamlessly connected to a large, private glass balcony.



**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.



**For Sale**  
\$789,000+

**View**  
[ljhooker.com.au/BSCZF2S](http://ljhooker.com.au/BSCZF2S)

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**LJ Hooker Property Centre**  
**(07) 3286 2500**

- Ducted Air Conditioning: Stay comfortable year-round with climate control throughout the apartment.
- Secure Car Space: Includes one secure underground parking spot with lift access.
- Ample Storage: Includes built-in cupboards and additional storage space throughout.
- High Ceilings and Floor-to-Ceiling Windows: Flood the apartment with natural light, enhancing the spacious feel.
- Luxury Finishes: Tiled flooring in living areas, plush carpeting in bedrooms, and designer lighting throughout.
- Internal Laundry
- Secure Building: With intercom, swipe card access, and on-site management.

Location Highlights:

- 5 mins walk to the new Cross River Rail: Seamless connectivity to the city and beyond.
- 5 mins drive to Brisbane CBD: Enjoy quick access to work and city amenities.
- 9 mins walk to the bus interchange: Multiple bus routes to various destinations.
- 3 mins walk to East Brisbane State School: Perfect for families with young children.
- 7 mins walk to Woolloongabba's vibrant restaurants and cafes: Indulge in the local dining scene.
- 6 mins walk to Reymont Park, QPAC, Queensland Art Gallery, GOMA, and the Brisbane Convention and Exhibition Centre: Immerse yourself in arts, culture, and nature.
- Close to Southbank Parklands: Enjoy riverside walks, green spaces, and leisure activities.

This is more than just an apartment; it's a lifestyle opportunity in one of Brisbane's most desirable locations. Whether you're a young professional, a downsizer, or an investor, this property ticks all the boxes. Don't miss your chance to secure this incredible home!



## More About this Property

<b>Property ID</b>	BSCZF2S
<b>Property Type</b>	Apartment
<b>Including</b>	Air Conditioning Balcony Built-in-Robes

**James Carmichael 0408 455 771**

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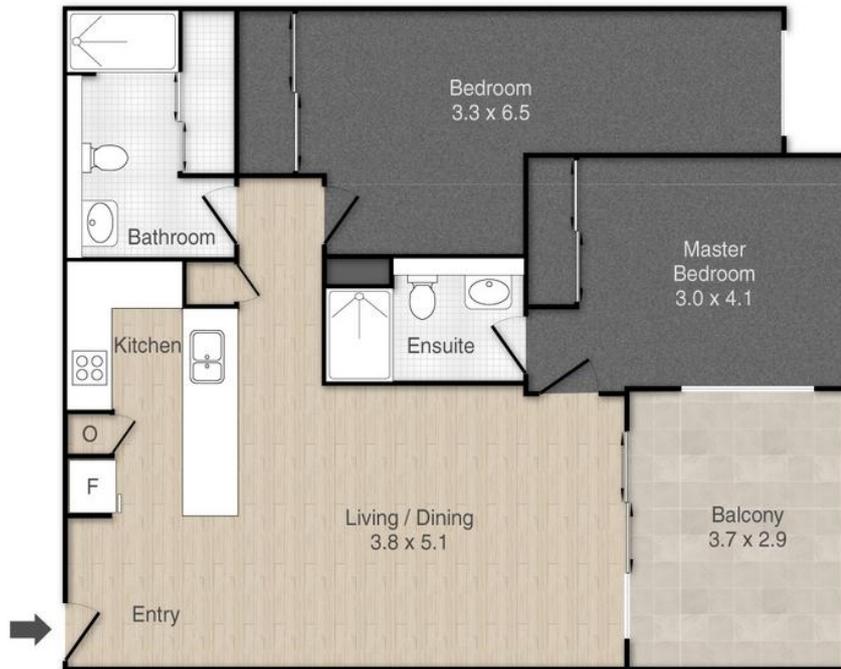
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