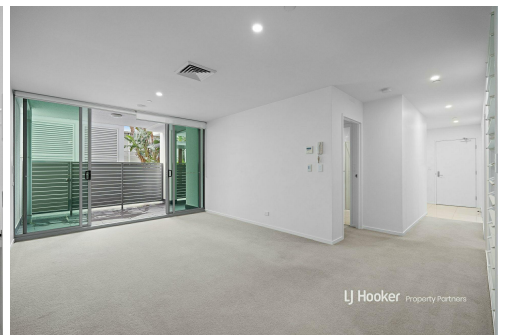
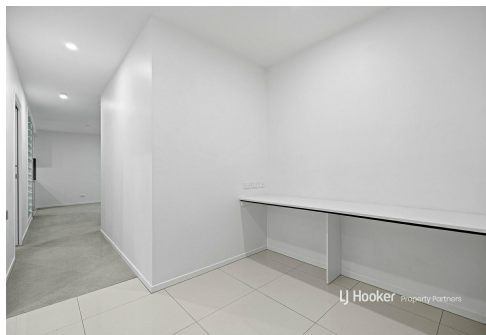




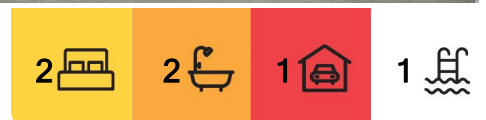
Milton, 3/21 Manning Street

SOLD BY ALEX FAN

Just one street over from all the happening social activity along pretty Park Road, and a 4-minute stroll to Milton train station to get you into and around town in a cinch, this space-savvy modern apartment is your key to the ultimate city-fringe lifestyle.

Highlights:

- Soft carpet in the 2 good size bedrooms (master with ensuite) & combined living/dining area
- Tiled kitchen with stainless appliances (gas cooker, dishwasher), twin sink, stacks of storage
- Glass sliders from master + living/dining onto a deep, covered private courtyard
- Ducted A/C, main bathroom/laundry, long study bench, 1 x secure undercover carpark
- On-site pool, open-air sun lounge area, covered BBQ facilities, & gym - all at your doorstep



For Sale
Please Call

View
ljhooker.com.au/B26QF4R

Contact
Alex Fan
0451 106 888
alexfan@ljhpp.com.au



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.

LJ Hooker Property Partners
07 3344 0288

Fresh and vacant, ready for you or a renter to move right in, this is a generously proportioned apartment with ducted A/C for all-season comfort and a floorplan that optimises privacy by placing good distance between the 2 bedrooms.

A valuable study nook - pre-fitted with a long workbench for setting up a computer station and providing a spot for the daily key-drop - sits to one side of the tiled entry, with a combined laundry and main bathroom opposite.

A central hallway then separates the 2 carpeted bedrooms. The master is the bigger, with its ensuite accessed from a short entry passage that opens into the main room where mirrored sliding robes and glass sliders to the private courtyard create a space enhancing double effect.

The second bedroom also has sliding door robes, along with a louvered vertical window looking through to the living/dining area and enabling breezes off the balcony to flow through if required.

Carpeted for comfort, the combined living/dining area is top and tailed by a tiled kitchen one end - set up with modern appliances (including a statement gas cooker, electric oven and dishwasher) - and the courtyard at the other, accessed through a double set of glass sliders.

Both bathrooms are equally well-appointed with overmount basins in floating vanities, feature tile splashbacks and mirrored storage units; although the main bathroom has a combination shower over bath, while the ensuite settles for a glass-enclosed shower. The laundry is part of the main bathroom, with a linen closet, trough and space for a stacked washer/dryer set-up.

Milton is a marvellous place to live and attract quality tenants - should you decide to buy this beauty as an investment and not move in yourself! Lively restaurants, bars, boutique fashion, as well as specialty health and beauty stores - even a theatre, await along Park Road - just 5 minutes' walk out the front door, with Milton train station along the way and leafy Milton Park a little further along.

A leisurely stroll can also get you up to Suncorp Stadium but a bike will open a whole new world with the Bicentennial Bikeway only a 1-minute cycle away - your gateway to a scenic riverside ride into the city, South Bank, all the way to QUT and the Botanic Gardens!

This apartment comes with a single secure carpark, so hitting the road is always an option and handy if to need to get to Toowong Village (7 minutes), Milton State School (4) or Kelvin Grove State College (8).

Make a smart property decision with a move to Milton.

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Fans Real Estate Pty Ltd with Sunnybank Districts P/L T/A LJ Hooker Property Partners
ABN 74 512 885 661 / 21 107 068 020



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More About this Property

Property ID	B26QF4R
Property Type	Apartment
Land Area	103 m ²
Including	Ensuite Study Ducted Cooling Ducted Heating Pool Balcony Gym Dishwasher Outdoor Entertaining Built-in-Robes

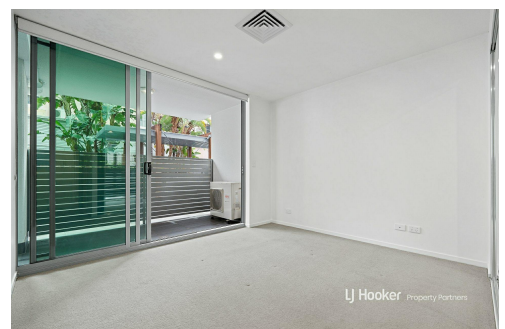
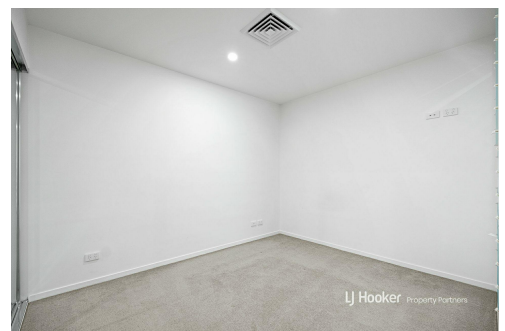
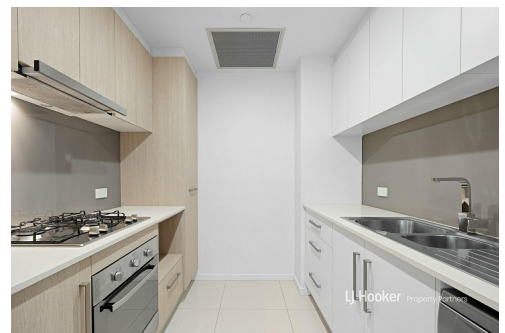
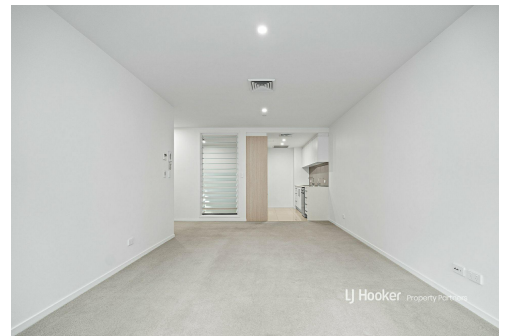
Alex Fan 0451 106 888

Agent/Independent Contractor | alexfan@ljhpp.com.au

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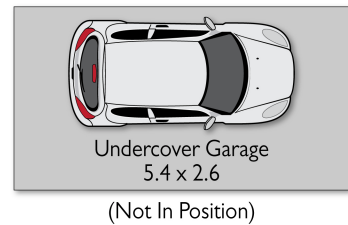
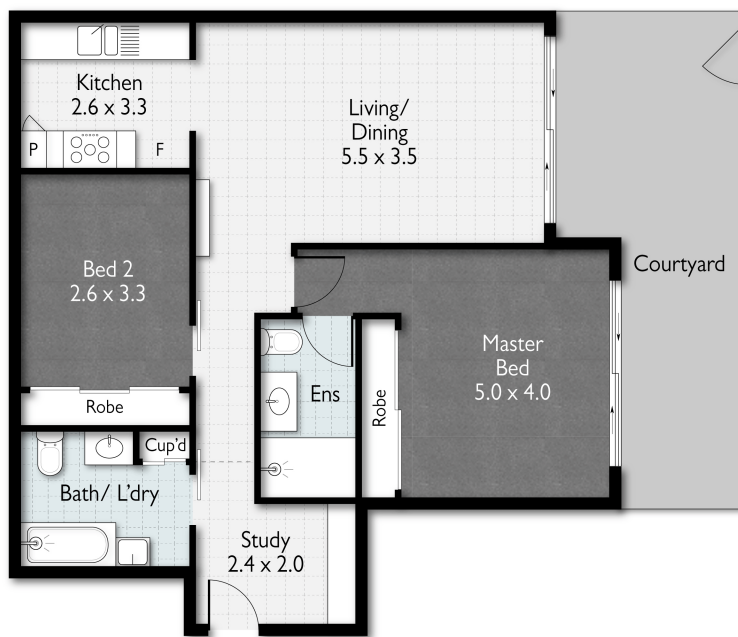
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2 2 1 90sqm

Scale in meters. Indicative only. Dimensions are approximate.
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