

FOR SALE



Entire Block of Units on the Riverfront in Blue Chip Suburb

112 Lindsay Street, Hawthorne
Brisbane QLD 4171

Information Memorandum

GV

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Executive Summary

Property

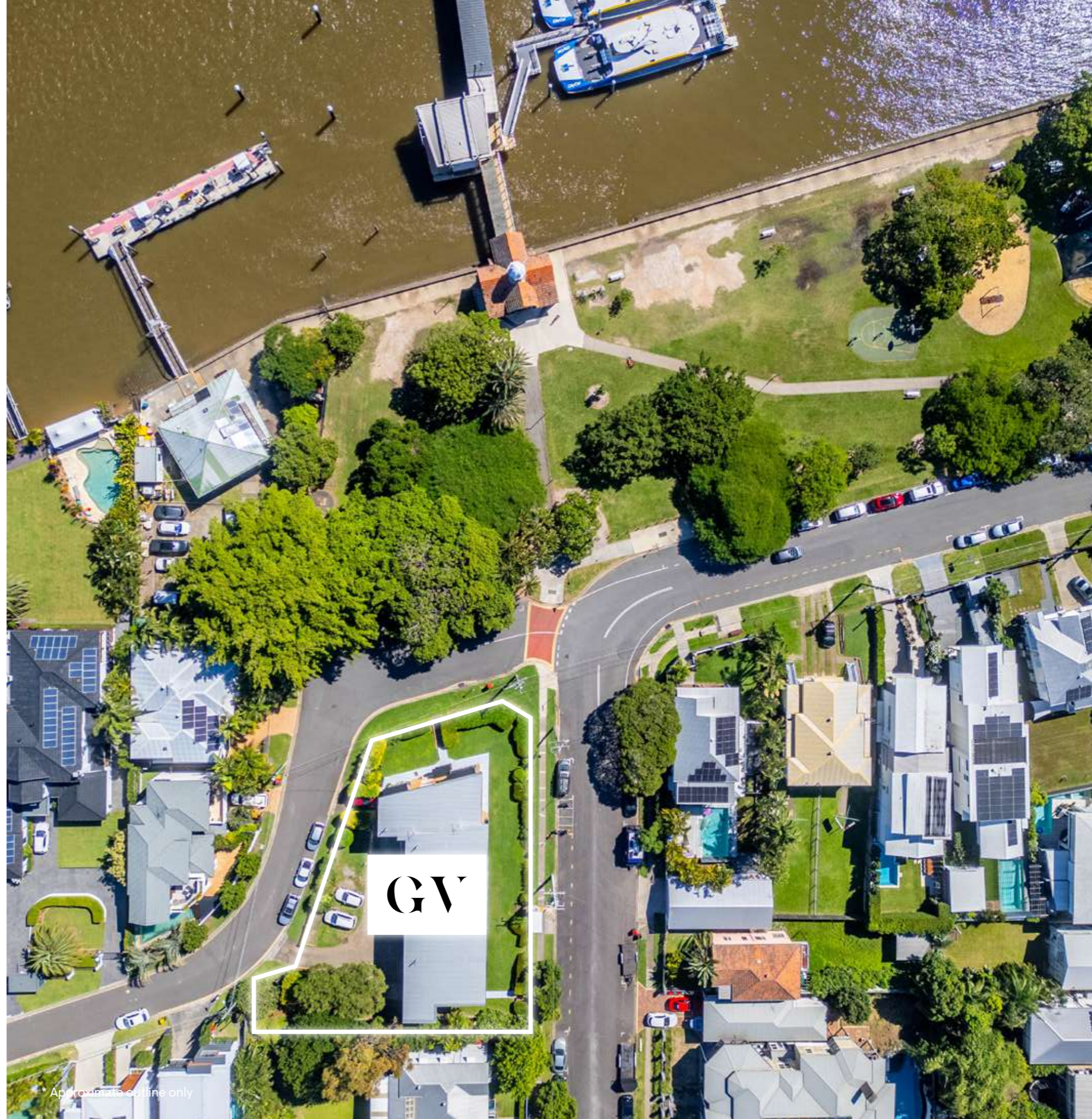
112 Lindsay Street, Hawthorne QLD 4171

GV Property Group is pleased to present “Ferry Flats” 112 Lindsay Street, Hawthorne QLD. Nestled in the esteemed Blue Chip suburb of Hawthorne Brisbane, this prime river-facing site spans 1313m², offering unparalleled potential and amazing access to the Brisbane CBD.

Situated in a highly sought-after location, this property boasts breathtaking views and convenient access to the city via the nearby Hawthorne ferry terminal, positioned directly in front of the property.

Site Area	1,313m ² *
Zoning	Low Density Residential
Building Height	2-3 Storeys
Holding Income	\$220,000 - \$235,000*
Current Asset	6x 2 bed units and 1x 3 level townhouse
Sales Process	Top offers closing by 17th May 2024

*Approximate





* Approximate outline only



Brisbane CBD

New Farm

Teneriffe

Hawthorne
Ferry Terminal

GV

* Approximate outline only

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Key Features

- River Fronting
- North Facing
- 3 Street Frontages
- Direct Ferry Terminal access
- Oxford Street Village
- Hardcastle Park Playground
- Lourdes Hill College, Saints Peter and Paul's School and Anglican Church Grammar School are minutes away

Existing Land Use

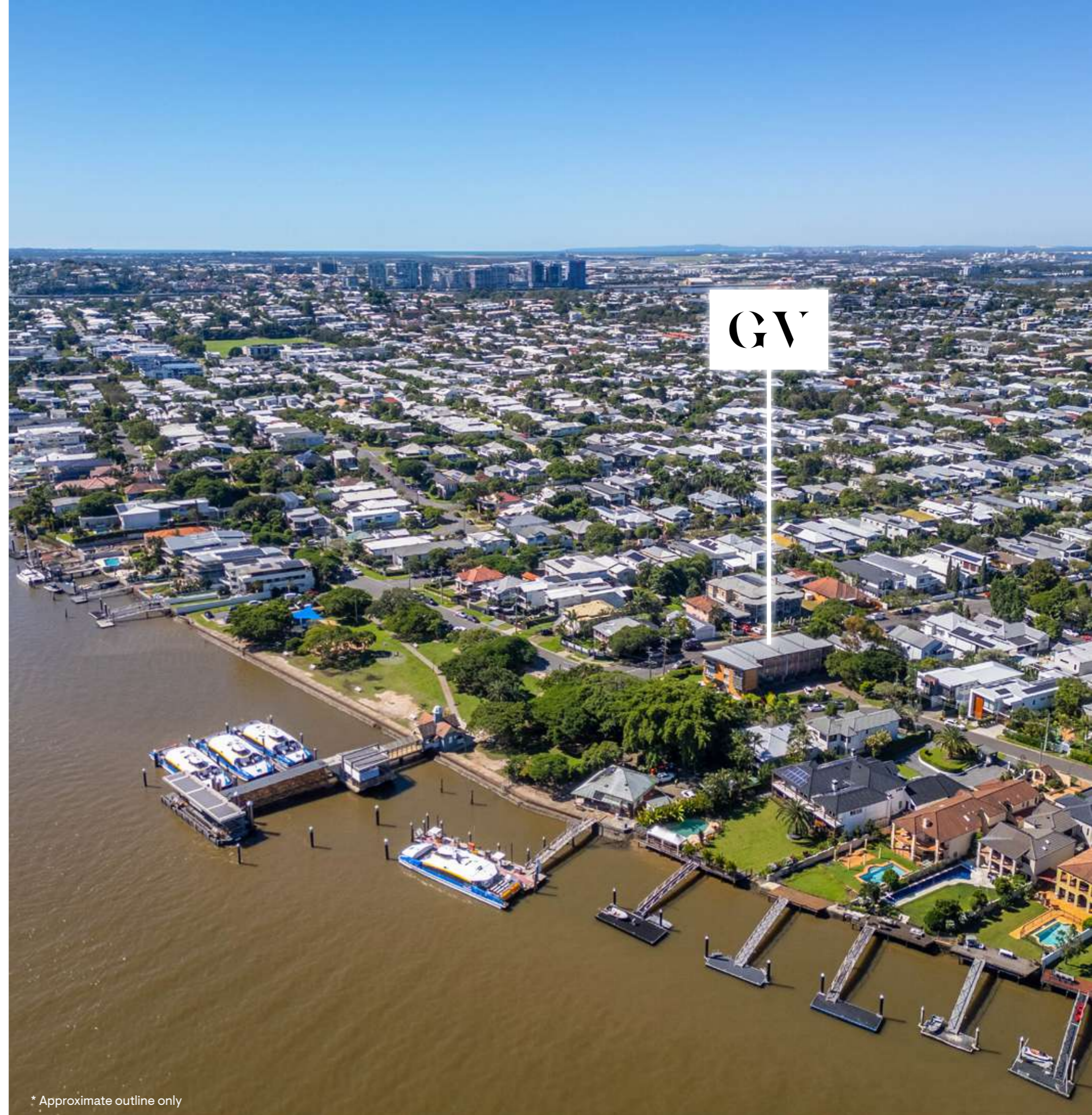
- 3 level Apartment building comprising of 7 apartments
- The site provides a total of 7 Garaged car parks
- 6x Apartments North facing 2 bed 1 bath
- 1x Three Level River Facing Townhouse 4 bed 2.5 bath
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Approx. Rental Income Range

\$460 - \$560 pw - 2 bedroom units

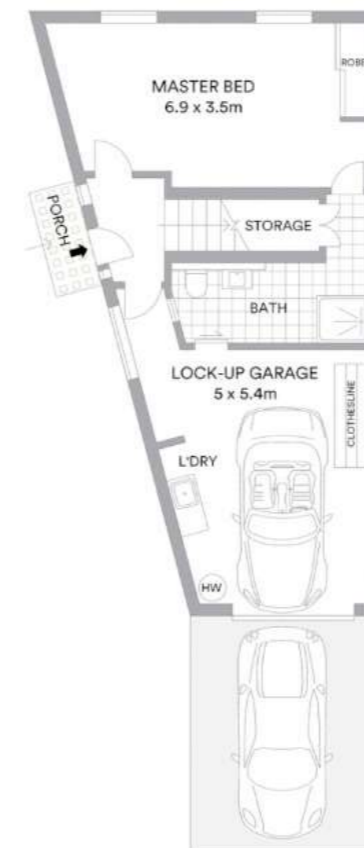
\$1000 - \$1200 pw - 4 bedroom townhouse

Gross Rental Income - \$220,000 - \$235,000 p.a.



* Approximate outline only

Unit 1

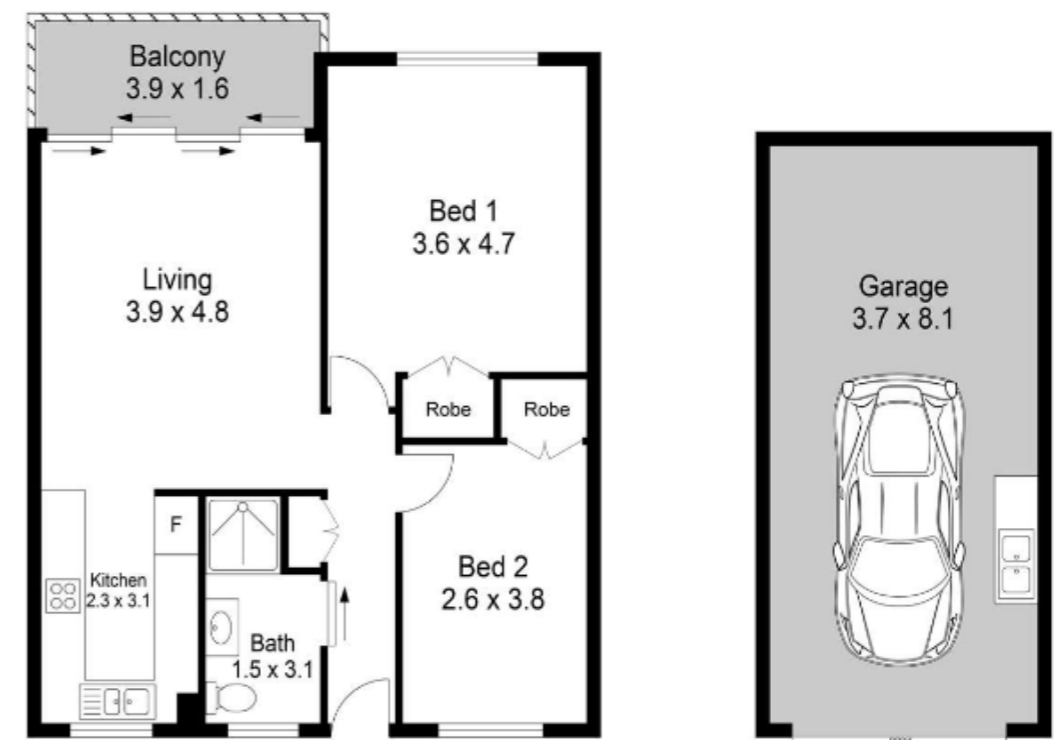


Internal 202sqm
External 9sqm

Unit 5



Typical Floor Plan*





* Approximate outline only



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Contact

Property 112 Lindsay Street, Hawthorne QLD 4171

Sales Process Top offers closing by 17th May 2024

Contact Corey Eleveld
0438 986 916
corey@gvpropertygroup.com

www.gvpropertygroup.com

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