

RESIDENTIAL APARTMENTS

6-8 Lockhart Street, Woolloongabba QLD



DESCRIPTION

Boutique development of 22 apartments, Lewin Apartments, Woolloongabba offers the ultimate in inner city living and minutes away from the action of the CBD. Woolloongabba is fast becoming the new destination in inner-city living. Surrounded by parks, sporting and educational facilities, Lewin Apartments will be a microcosm of the greater precinct it lies within.

Lewin Apartments is enriched in history being the original Lewin's Confectionary Factory in 1957. The factory will now be transformed into a modern masterpiece which will complement the area. Clean lines with open plan layouts that are highly liveable and functional, contemporary styling, natural light and innovative use of space are key aspects of the Lewin's Apartments, Woolloongabba.

12 Month Growth
16.6%*

5 Year Growth
64.9%*

Rental Yield
4.72% to 5.35%^

Rental Vacancy
2.80%#

Woolloongabba's unique location and cosmopolitan feel are some of the attributes that make residence in this area so special. Inner city south is becoming a highly sought after destination as the areas' rejuvenation transforms Woolloongabba into a hive of activity. With the success and transformation of Newstead, Teneriffe, New Farm and Bulimba through the urban renewal process, Woolloongabba is set and beginning to experience the development phase to integrate the area as one of these prime inner city localities.

The region currently lacks an overall supply of residential apartments and the result has been a strong historical median price growth within a tightly held market

The key driving factors to Lewin Apartments are:

- The property's proximity and access to infrastructure
- Level of undersupply in the area
- Level of affordability
- Expected population growth
- Demand for Product Type
- Access to Amenities

PROJECT SUMMARY



Project Name	Lewin Apartments
Project Location	6-8 Lockhart Street, Woolloongabba QLD
Construction	
Commencement Date	6th December 2009
Completion Date	22nd October 2010
Sunset Date	3.5 years from date of contract
Project Description	22 boutique apartments over 3 storeys serviced by 1 lift
Apartment Layout Selection	2 bedroom, 2 bathrooms, 1 car apartments
Size range	Internal: 76.8sqm to 78.8sqm External: 18sqm to 70sqm
Car park	Basement car park with 1 allocated space
Valuation Price	\$485,000 to \$505,000



Images are for illustration purposes



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