

Sales Display Open

31 Agnes Street, Albion
Open Daily: Mon - Fri 10am - 6pm
Sat & Sun 10am to 4pm
or by appointment
Ph: 07 3262 4777

SMART BUYERS RESEARCH LOCATION AND VALUE

Vecchio Property Group has enjoyed a surge in popularity over the last ten weeks for its latest development, Rivé Apartments at Breakfast Creek.

Sales in Rivé Apartments have just reached 61% with 58 of the 95 apartments in stage one sold.

The one-bedroom apartments are completely sold out. Impressed by the 77sqm size and the value these apartments were equally acquired by seasoned investors and enthusiastic owners. Also reflective of these affordable values are the two bedroom apartments average sale price was \$650,000 for 140sqm.

Director, Sam Vecchio says, "This is a very exciting time for our company as we will be the first of the larger residential projects for the inner city region to begin construction this year. The site is cleared, earthworks will start up within the next ten days and then we commence our construction program."

"We have seen a definite increase in both owner-occupiers and investors moving around the local marketplace over the last few weeks comparatively shopping between off the plan projects and second hand stock."

Sam Vecchio says, "Buyers walk into the sales display centre with newspapers, jot pads and blackberries as reference points for negotiations with the sales team. In all my years of development, the last quarter has seen the birth of a new gender of buyer."

Buyers are researching the developments and making their decisions based on price per square metre, location, infrastructure, potential views and capital growth opportunities as well as keen to understand body corporate and ongoing costs.

Buyers are definitely asking more sophisticated questions about value rather than just relying upon enquiries about bench tops and tap fittings."

"Visitors to Rivé Apartments were also impressed by the size of living space. Two bedroom apartments range in size from 106sqm to 144sqm and sell from \$590,000 to \$830,000 depending on position in the building.

Three bedroom apartments living spaces range from 158sqm and are selling from \$675,000 to \$930,000."

The 5,658qm site located off Kingsford Smith Drive in Agnes Street will offer three street frontage, city and river views and retention of the century old, majestic Moreton Bay trees as part of the new Boulevard shared with the iconic Breakfast Creek Hotel.

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“Some of our buyers were keen to relocate to Rivé Apartments from nearby suburbs where they believe the high rises are getting too big and too close together for comfortable lifestyles.”

“Whilst most developers are turning their focus to smaller apartments or large scale multi-million dollar stock, we are aiming for affordable quality without huge ongoing commitment to large body corporate fees.

“The owners facilities include a ground floor coffee shop, gymnasium and lap pool with sun decks and landscaped gardens.”

For more details visit riveapartments.com.au or the sales display centre open daily. Mon to Fri 10am to 6pm and Sat & Sun from 10am to 4pm.

Images attached: perspective of Rivé Apartments, views to the city and river.
For further details contact Lyndel Crane 3262 4777 or Sam Vecchio 0419 023 226