



RARE LUXURY IN WESTSIDE

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Twenty residences have sold less than three weeks since the launch of one of Indooroopilly's most luxurious apartment developments. In a suburb where new developments are rare, the nine-level \$67 million Westside project is expected to stand out from the crowd of older apartments. Its location is also a bonus, being 300m from the redeveloped Indooroopilly Shopping Centre and close to public transport.

Village Building Company Queensland development manager Sam Burgess said Indooroopilly was unique in that developments were few and far between, unlike Mt Gravatt and Chermside. "There's quite a lot of apartments in Toowong and St Lucia but there's not a whole lot of choices around Indooroopilly," he said.

"The transport link to Westside is also pretty phenomenal. The Legacy Way connection means people can be at the airport or north of the city in no time." Westside will comprise 119 one, two and three-bedroom apartments with a rooftop terrace including a pool and barbecues. Mr Burgess said there had been equal interest from owner-occupiers and investors. "We're hearing from downsizers and the older generation who want to trade in for something newer," he said.

"The University of Queensland also opens up a range of buyers with parents buying apartments for their kids and some investors want to buy now and move in later." Prices at Westside start at \$360,000. Construction will begin in July and is expected to be completed in January 2018.

Place Projects' Lachlan Walker said demand for Westside had been very strong to date. "Indooroopilly is one of the western suburb's most sought-after residential addresses, given its high level of accessibility and proximity to major employment, education and retail nodes," Mr Walker said.

"Newer stock is being favoured and higher rents are being driven by demand from the university. "Overall, there has been 15 per cent rental growth in the suburb over the past three years, with one beds are achieving 56 per cent higher rent, two beds 39 per cent higher, and three beds 40 per cent higher."