



## 30301/9 Pidgeon Close West End QLD

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This stunning apartment is being offered by way of Expressions of Interest, concluding on or before Monday 11th August 2025 at 1:00pm.

Welcome to 'Enclave Apartments' - West End's Newest Landmark

Perfectly positioned in a quiet riverside pocket, Enclave Apartments sets a new benchmark in luxury living. Residents enjoy a sophisticated, convenient lifestyle just moments from Montague Markets, Davies Park, the West End Markets, Brisbane River, vibrant bars and eateries, and excellent public transport links.

Apartment 30301 - Elevated Elegance with Perfect North?East Aspect

[For full version visit the website](https://www.yabbaproperty.com.au)

**Type** : Apartment  
**Price** : \$ 1,580,000  
**Building Size** : 132 sqm  
**View** : <https://www.yabbaproperty.com.au/8416967>



**Kong Lau**  
0416 518 708



**ENCLAVE | WEST END**

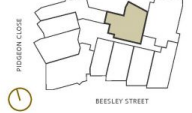
**TYPE C1 LEVELS 1-11**

TYPE	2 Bed, 2 Bath + MPR
UNITS	30101, 30201, 30301, 30401, 30501, 30601, 30701, 30801, 30901, 31001, 31101
INTERNAL AREA	111m <sup>2</sup>
TERRACE AREA	21m <sup>2</sup>
TOTAL AREA	132m <sup>2</sup>
LOUNGE	3.6 x 4.2
DINING	2.6 x 4.2
BED 1	3.4 x 3.4
BED 2	3.2 x 3.1
MPR	3.9 x 3.0/3.5

**UNIT PLAN LEGEND**

BB	BREAKFAST BAR
BH	BULKHEAD
BR	BROOKS CUPBOARD
DRW	ROBE DRAWERS
DRSS	DRESSER
DW	DISHWASHER
EF	ENTRY FEATURE
FR	FRIDGE RECESS
LV	LOUVRE
MW	MICROWAVE RECESS
P	PARTRY
S	STORAGE
SH	SHELF
SV	SV CUPBOARD
WM/DR	WASHER/DRYER

Disclaimer: The particulars are set out as a general outline only. This representation is intended as a guideline for intending purchasers and does not constitute an offer or contract. Intending purchasers should satisfy themselves by inspecting or otherwise as to the correctness of each description or reference. Apartment layout area and dimensions are subject to detailed design and construction requirements. If unit contains balconies or multiple balconies or courtyards refer to each BPP plan in context of sale for area and extent. For balconies type and extent refer to marketing literature for clarification. Plans exclude drop ceilings required for services. Any furniture shown on plans are illustrative only and are not included in the sale of any apartment or as part of the purchase price for an apartment. The seller warrants the right to make changes to the layout and design of a unit including the size of any rooms being non-substantial changes as permitted in accordance with the contract of sale. Current information as at 1 Dec 2020. Month point oriented to key plan.



VERSION 1 1/12/2020