

101/108 Albert St, Brisbane City, QLD 4000

Under Contract

Apartment 2  2  1 



## Iconic CBD Festival Towers - Rare Split-Level Stunner

Step into designer city living in one of Brisbane's most iconic addresses - Festival Towers. This ultra-rare two-storey apartment delivers not only sky-high ceilings and dramatic natural light, but also a lifestyle of walk-everywhere convenience and indulgent amenities. Whether you're a busy professional, an executive couple or a lifestyle-lover, this is your chance to claim your place in the heart of it all.

**Open for Inspection**

By Appointment.

Features at a Glance:

1. Rare 2-storey apartment with dramatic ceiling void & upper-level bedrooms.
2. Expansive balcony with wall-to-wall glass & leafy urban views.
3. Direct access to secure parking on same level - no lift needed.
4. Spacious open plan living, high ceilings & separate dining area.
5. Access to Festival Towers' exclusive pools, spa, gym, sauna & more.

Bold in design and smart in layout, this two-bedroom, two-bathroom apartment sets a new standard for city living. The dramatic void above the lounge area not only creates an impressive sense of space, but floods the living zones with natural light - perfectly paired with full-height glazing and sleek finishes. The separation of living and sleeping zones enhances privacy and flexibility for guests, flatmates or working from home.

The open-plan kitchen, dining and living zone is the true heart of the home - perfect for entertaining, or just relaxing after a day in the city. The kitchen includes gas cooking, stainless steel appliances, stone benchtops and ample cabinetry, all flowing out to the covered balcony with leafy urban views - ideal for that morning espresso.

Upstairs, both bedrooms are generously sized with built-in robes, while the master features an ensuite and a mezzanine-style feel thanks to the soaring void. The central bathroom is well-appointed, and there's an internal laundry tucked neatly into the layout for daily convenience.

A standout feature here is the car space being located on the same level as the apartment - meaning no need to wait for lifts or haul shopping from the basement. Even better, it comes with a lock-up storage room, offering extra space that's rarely available in CBD apartments.

Residents of Festival Towers enjoy access to resort-style facilities, including two sparkling pools, a spa, sauna, gym, BBQ area and resident-only leisure lounge. With on-site management and security, this is a lifestyle of look-up and leave-again.

### Listed By

Peter Crowther

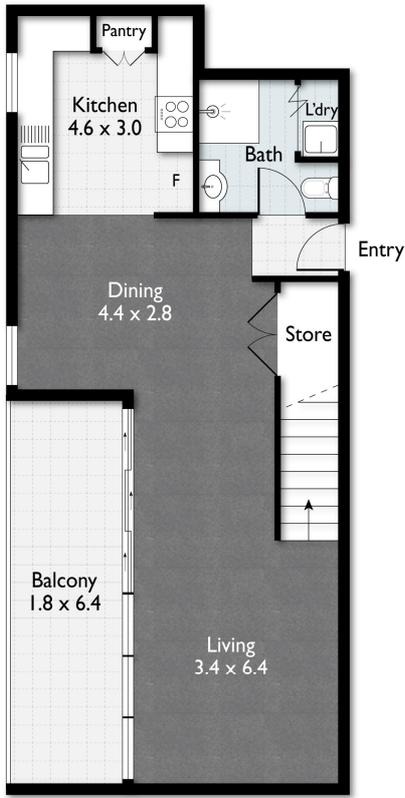
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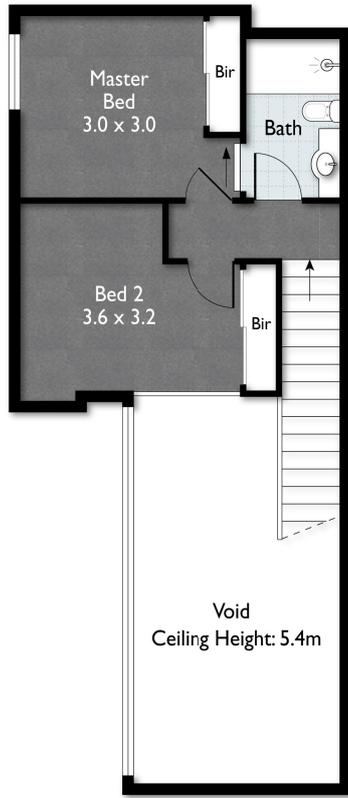


Listing Number: 3521175

Floorplan



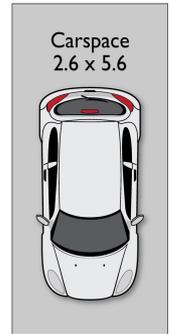
Ground Floor



First Floor



(Not In Position)



(Not In Position)

🚗 2 🚿 2 🚻 1 🏠 100sqm



Scale in meters. Indicative only. Dimensions are approximate.  
All information contained herein is gathered from sources we believe to be reliable.  
However, we cannot guarantee its accuracy and interested persons should rely on their own enquiries.