

DA APPROVED LUXURY APARTMENT SITE

THE VIEW DRIVES THE VALUE

Prized city-side position with commanding Brisbane skyline views and premium apartment end-value potential.

📍 22 & 24 SWANN ROAD, TARINGA



20 Luxury Residences | Premium City-View Pricing Potential

01 — INTRODUCTION

THE OPPORTUNITY

An elevated position, *an unrepeatable view.*

Celadon is Vista Property and Development's newest boutique residence, rising on an elevated, north-east facing position at 22 & 24 Swann Road, Taringa — just five kilometres from the Brisbane CBD. Twenty considered three-bedroom residences, four with their own private pool, are wrapped around resort-grade amenity, with a 360-degree aspect that opens onto uninterrupted views of the Brisbane CBD and river.

DESIGNED FOR THE DISCERNING OWNER-OCCUPIER

Demand for premium inner-city Brisbane apartments remains at record highs, driven by affluent downsizers seeking house-sized residences without the ongoing maintenance burden of a traditional home.

20

RESIDENCES

4

PRIVATE POOLS

DA

APPROVED SITE

Redshed

ARCHITECTS



Celadon at golden hour — aerial perspective

Brisbane's inner west, *at your doorstep.*

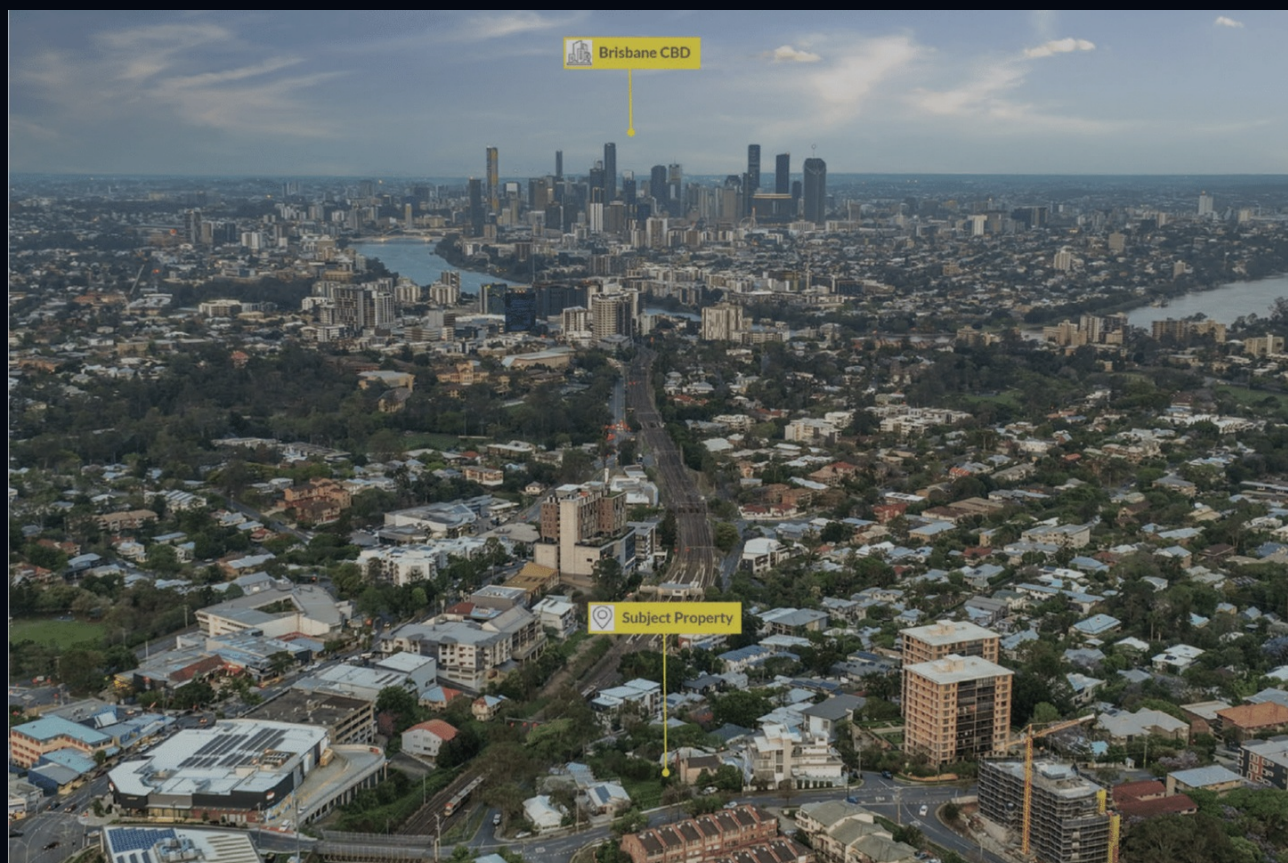
5km south-west of the Brisbane CBD, in one of the inner-west's most tightly held pockets.

Moments from the University of Queensland, leading private schools and Mount Coot-tha Reserve.

600m to Indooroopilly Shopping Centre and the inner west's dining & retail precincts.

300m stroll to Taringa Train Station, with bus stations close by.

Set to benefit from the proposed Toowong to West End Green Bridge, offering car-free access to West End.



Celadon's position relative to the Brisbane CBD

Resort-grade living, *considered to the last detail.*

20 exclusive 3-bedroom residences across a considered 7-level design on a sloping site.

4 Private Sky Plunge Pools — select upper-level & penthouse residences feature private plunge pools built directly into expansive outdoor entertaining decks.

Resort-Style Wellness Facilities — a communal infinity pool, large sun deck, state-of-the-art gymnasium, steam sauna, and private dining & kitchen suite.

Generous Parking Allocation — 44 total secure car spaces, over 2 per residence on average, plus dedicated basement bicycle parking and private storage rooms.

Designed by Redshed Architects.



Celadon — private sky plunge pools and terraces

Built on solid *fundamentals.*

SITE AREA

1,870 m²

Lot 2 (1,174m²) + Lot 1 (696m²)

INTERNAL GFA

3,536.1 m²

Gross Building Area: 4,819.4 m²

STREET FRONTAGES

47.85 Metres

Swann Rd (32.77m) & Cunningham St (15.08m)

TOPOGRAPHY PROFILE

RL 51.38m to RL 30.89m

Stepped ridgeline contour

PLANNING & ZONING

LMR₂ Low-Med Density

Taringa Neighbourhood Plan

ENVIRONMENTAL REGISTER

Not on EMR / CLR

Clear search, October 2025

Approved Material *Change of Use.*

Detailed summary of the Brisbane City Council Development Approval (DA Permit DAMC324803416 / Applications A004379109 & A006209642).

APPROVAL DATE

Original & Minor Change

Approved 03 Jul 2020 (Original), negotiated 27 Nov 2020, minor change approved 18 Jan 2024.

CURRENCY EXTENSION

Valid to 26 August 2028

Substantial lead time to finalise construction documentation, marketing pre-sales, and site commencement.

DESIGN CONSULTANT

Redshed Architects

Led by Brenton Rasheed, crafting iconic sub-tropical luxury residential forms.

TOWN PLANNING

B Planned & Surveyed

Managed by Daniel Zilli, ensuring seamless compliance and execution.

VISTA.

GALLERY

Celadon at golden hour



CELADON — 22 & 24 SWANN ROAD, TARINGA

Twilight arrival



Rooftop pool terraces

08 / 09

07 — ENQUIRIES

GET IN TOUCH

Let's talk about *your next move.*

Enquire today to arrange a private viewing, or to request the full Electronic Data Room for Celadon.

CONTACT

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REGION

Toowong · Taringa · St Lucia · Indooroopilly



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