

# 1/196 Marine Parade, Kingscliff, NSW 2487

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## Apartment For Sale

Saturday, 11 May 2024

1/196 Marine Parade, Kingscliff, NSW 2487

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 1**

**Type: Apartment**



Adam Thompson  
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## Price Guide \$1,575,000 - \$1,650,000

Welcome to 1/196 Marine Parade an expansive coastal abode, offered to the market for the first time in 25 years. Located opposite the golden sands of Kingscliff beach, this light filled, north facing, traditional ground floor unit will appeal to a wide buying audience. An inspection is a must to see the potential this unit offers to the discerning buyer. Presented in a beautiful condition this 3 bedroom, 2 bathroom, consists of an expansive open planned kitchen, lounge and dining area all with soaring ceilings (2700 high ceilings), 3 balconies to choose from (all taking advantage of the northern aspect). The complex consists of 5 units only with a private pool and low maintenance garden surrounds. Separate laundry, main bathroom with bath & shower, separate toilet, ensuite, walk in robe in master bedroom, and built in robes in the other two bedrooms. Key Features- Superb beachside location- proximity to the beach and marine parade esplanade - Walking and cycling paths (literally across the road)- Traditional ground floor - Coveted northern aspect - Steps to the sands of Kingscliff Beach- Abundance of natural light, High Ceilings- Large living areas, well appointed kitchen - Tightly held complex of 5. With its marine parade location, easy access via ground floor entrance and outstanding aspect, 1/196 Marine Parade presents an opportunity to embrace the coveted coastal lifestyle. Don't miss your chance to own a slice of this desirable property market. Please call Adam Thompson on 0412 337636 to organise an inspection. Whilst the information contained in this report is believed to be accurate and reliable, Kingscliff Sales and Rentals does not guarantee or warrant the accuracy, reliability, completeness, currency or usefulness of the information and is not responsible for or liable in respect of any loss, damage, cost or expense suffered as a result of reliance on that information.