

1/231 Golden Four Drive, Bilinga, Qld 4225

DJSTRINGER

Unit For Sale

Friday, 5 January 2024

1/231 Golden Four Drive, Bilinga, Qld 4225

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Type: Unit



David Stringer
0755995222

Interest Over \$1.595M

OPEN FOR INSPECTION SATURDAY 13TH JANUARY 12:00 - 12:30PM Retire from a day at the beach to enjoy this spacious (3) bedroom fully furnished ground level apartment, home to a small pod of just (6) residents only, aloft a prime 1013m² absolute oceanfront allotment. KEY FEATURES: - Tiled open plan air-conditioned living w/ 2.7m high ceilings - Large well-appointed kitchen w/ granite bench tops, stainless appliances & dishwasher - Large full wrap around terracotta paved terrace, commanding ocean glimpses - Master bed w/ ensuite, split system air-conditioner, walk through robe & access to terrace - Bedroom 2 w/ built-in robes - Bedroom 3 w/ built-in robes & access to terrace - Main bathroom w/ spa bath - Quality window furnishing, new lighting & fans - External automatic café blind - European style laundry - 2 car parking within basement (side by side) plus storage cage - Intercom - Lift Access from basement - Pet friendly w/ B/C consent DETAILS: Body Corporate - \$169 per week (approx) Rates - \$3,195.17 per half year - Category T2 (after prompt payment discount) Water rates - \$255.73 per quarter year (approx) Market Rent - in the vicinity of \$1,250.00 per week LOCATION: Arena Dorada' meaning Golden Sand, is positioned just beyond the far Northern end of Pacific Pde and extends back to Golden Four Drive. You will immerse yourself into miles of uncrowded beach right out your front door and have the opportunity to carve up beachy breaks at your leisure. Other famous breaks such as Kirra, Snapper, Greenmount & D-bah are close enough to ride a push bike. The superb 8km ocean pathway will have you riding, scootering, walking with or without pooch in tow, that extends from Currumbin right down to Rainbow Bay. Local shopping & a smorgasbord of cool cafés can be devoured at Tugun Village or Kirra and major shopping can be found at Coolangatta, which is just around the point. The Gold Coast Airport & Southern Cross Uni are within moments from home. AGENTS COMMENTS: This generously apportioned rear positioned lifestyle apartment, has been beautifully maintained & presents exceptionally well. The key element to this abode is the huge rear entertainers' terrace, notwithstanding the ease of pedestrian access direct from the complex to the beach, which can never be underestimated. Disclaimer: All information contained herein is gathered from sources we believe to be reliable. DJ Stringer Property Services Pty Ltd and its staff will not be held responsible for any act or omission arising from the accuracy of such material. We cannot guarantee its accuracy and interested persons should rely on their own enquiries. Such enquiries should include, but in no way limited & directed, to your legal representative, any local authorities, the Contract of Sale and in the event of a Unit, Strata Title or Community Title, refer to the Body Corporate, Community Management Statement & Disclosure Statement for any information on the property, Common Property & Exclusive use areas, that may directly or indirectly affect this property.