

1/47 Esplanade, Golden Beach, Qld 4551



Sold Apartment

Wednesday, 23 August 2023

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Bedrooms: 2

Bathrooms: 1

Parkings: 1

Type: Apartment



Yianni J. Mooney

0420300977

\$640,000

Yianni Mooney Property proudly presents to the market 1/47 Esplanade, Golden Beach. This is what you have been waiting for. Superb waterfront location, everchanging ocean views and just moments to toes in the sand. Welcome to Apartment 1, "Ocean Gate". Make no mistake - this property will be sold. This is a fantastic opportunity to purchase an affordable beachfront investment in the highly sought-after pristine southern Sunshine Coast suburb of Golden Beach. 'Ocean Gate' is a small well maintained boutique complex of just six apartments and has been tightly held over the years. With remarkably low body corporate fees, this first floor footprint is yours to enjoy as your own holiday home, permanent residence or rent out and reap a solid yearly return. Conveniently positioned and boasting a north-east exposure, this prime location brags some of the best water and ocean views in Golden Beach, with gorgeous seascapes across the Pumicestone Passage and over to Bribie Island. The living area opens out on to the balcony which overlooks the constant passing parade of watercraft and activity that Golden Beach is well known for. Imagine sitting on your very own private balcony at the end of the day as the Caloundra CBD skyline lights up. Cooling sea breezes flow throughout the property, day in, day out. Generous in size, this two bedroom apartment has been recently partly renovated, with beautiful timber look flooring in the main living areas, and offers a large open plan design, a generous modern kitchen, two great size bedrooms with built-in wardrobes, a separate laundry, toilet and bathroom and loads of storage throughout. Use this blank canvas to put your own creativity and style on. There is also a dedicated single lock-up remote-controlled garage. Secure this prime property for yourself to enjoy or use as an amazing investment as either a holiday let or a more permanent tenancy. The foreshore opposite features BBQ's and picnic areas, a children's playground and a bicycle and walking track which winds along the coastline - all this within walking distance to trendy cafes and the local shopping precinct. Whether seeking a well-located beachside investment, weekender, or permanent sea-change, this fashionable beachside precinct of Golden Beach offers not only relaxed coastal living just footsteps to beaches, great dining, local shopping precinct and trendy cafes, but also showcases ocean views across to Bribie Island - watch the ships sail by from your own private sunlit balcony or enjoy unending kilometres of walking and bike paths literally from your doorstep. What we love about the property:- Beachside magic - never to be built out views - North-east facing waterfront apartment - tightly held - Ideal first floor position - first time offered in 31 years - Small complex of just six units - secure lock up garage - Perfect to put your own stamp on - Two well sized bedrooms - internal laundry - Great well-equipped kitchen - open plan living - Local shopping precinct, new IGA, medical centre, trendy cafes - Walk to Caloundra CBD, public transport, great restaurants - BBQ in the park just moments from your doorstep - Suit investor, weekender, or sea-change - low Body Corp fees* - 15 minutes* to the Sunshine Coast University Hospital - 25 minutes* to the Sunshine Coast Airport - 60 minutes* to Brisbane International Airport. Should you require any further information, please call Yianni on 0420 300 977* approximately. **DISCLAIMER:** Whilst every effort has been made to ensure the accuracy of information contained about this property, it does not constitute any warranty or representation by the vendor or agent. All information contained herein is gathered from sources we consider to be reliable. All interested parties must solely rely on their own inspections, enquiries and searches with all relevant authorities.