

# 10/201 Varsity Parade, Varsity Lakes, Qld 4227

## Sold Apartment

Saturday, 2 March 2024

10/201 Varsity Parade, Varsity Lakes, Qld 4227

**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 2**

**Type: Apartment**



Mitch Harrop  
0448281114



Joe Walker  
0432111975

**\$650,000**

Gorgeous Chic Apartment in Varsity CBD Step into the captivating allure of this spacious two-bedroom apartment at 10/201 Varsity Parade, Varsity Lakes, proudly presented by Mitch Harrop. As you enter, you're immediately embraced by the seamless open-plan layout that exudes a sense of boundless freedom and adaptability. Natural light cascades through every corner, imbuing the entire space with radiant warmth, creating an inviting and lively atmosphere. The apartment effortlessly integrates indoor and outdoor living areas, inviting you to enjoy the best of both worlds. Whether you're relaxing inside or enjoying the fresh air on the outdoor terrace, the transition is smooth and effortless, allowing you to bask in the serenity of your surroundings. Nestled within the esteemed Market Square Apartments, you're situated in a prime location within walking distance to Bond University, local amenities including supermarkets, restaurants, and businesses, as well as picturesque lakeside promenades. This home seamlessly integrates into your daily lifestyle, promising a harmonious blend of convenience and comfort.

**Boasting Home Features Include:** Expansive floorplan, bathed in an abundance of natural light. Airy ambience complemented by a soothing neutral palette. Well-equipped kitchen featuring a luxurious Caesar stone benchtop, stainless steel appliances, and ample storage space. Seamlessly connected open plan living and dining area leading to a private balcony. Two spacious bedrooms on either side of the apartment. Both bedrooms come complete with walk-through robes and en-suite bathrooms. Complete with a full internal laundry. Year-round comfort is assured with reverse cycle air conditioning in the living area. Modern appliances and ample storage are seamlessly integrated throughout, adding both style and functionality to the space. Includes two undercover parking spaces and a storage cage.

**Council Rates:** Approx. \$1,200 bi-annually. **Water Rates:** Approx. \$400 per quarter. **Body Corporate:** Approx. \$125 per week. Video walkthrough of unit upon request. Tenanted until Feb 2025 at \$695 per week.

**Boasting Location Features Include:** Located within the vibrant Varsity Lakes CBD. Just 100m to km's of picturesque waterfront boardwalks around Lake Orr. Varsity College catchment & short walk to primary and secondary schools. Bond University just a hop, skip and jump away. Cafe, restaurants and amenities at your doorstep. Short drive to Robina Town Centre and Robina Hospital. Gold Coast renowned golden sandy beaches just down the road. Gold Coast airport a small car journey down the easily accessible M1. For more information contact your local agent Mitch Harrop today!

**\*\*Photos of exact apartment, prior to current tenant moving in\*\***

**Disclaimer:** We have in preparing this information used our best endeavours to ensure that the information contained herein is true and accurate, but accept no responsibility and disclaim all liability in respect of any errors, omissions, inaccuracies or misstatements that may occur. Prospective purchasers should make their own enquiries to verify the information contained herein. \* denotes approximate measurements.