

10/90 Marine Parade, Miami, Qld 4220

Professionals

Unit For Sale

Tuesday, 27 February 2024

10/90 Marine Parade, Miami, Qld 4220

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Type: Unit



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Auction

Owners instructions are clear, must be sold on Auction Day! The limited availability of 3 bedroom units in this highly sought after building makes this the rarest find and an opportunity not to be missed. Don't miss your opportunity to secure this extraordinary apartment as you could be waiting some time for the next one! Take a step back to 1974 in this impressive original beachfront apartment. Positioned on the 3rd floor, commanding the South-eastern aspect of the tightly held and rarely available 'Ceol-Na-Mara' building. Offering sweeping views of the Pacific Ocean from Coolangatta through to Surfers Paradise and beyond. After decades of ownership, it's now time for our seller to liquidate their asset, presenting a fortunate new owner the chance to enjoy the position and lifestyle on offer. Showcasing a huge living and dining area with ocean views, leading through to the kitchen and outdoor alfresco entertaining balcony. With great bones and fantastic potential, add value with your personal touches and capitalise on its dream beachfront setting! Boasting 3 bedrooms including an oversized master suite with breathtaking ocean views from the moment you wake up, a walk-through dressing room and ensuite. The additional 2 bedrooms offer hinterland views and share the bathroom complete with separate bath and shower, as well as a stand alone powder room and laundry. Secure your future in this fantastic property, set in the highly sought after "Ceol-Na-Mara", a block of just 26 units (3 per floor), on a prime 1,942m² blue chip real estate. This highly prized location is continually evolving, renowned for its relaxed coastal lifestyle and ever growing and changing mix of trendy cafes, bars and restaurants. Your new daily routine will include waking up to the sunrise over the ocean, beach walks to Piccolo Cafe, lunches at The Oxley and dining the vibrant Nobby's Beach precinct. Fall asleep to the sounds of the surf from any of your spacious bedrooms! The owner has made his instructions clear - this property will be sold at auction, not to be passed in! Do not miss this once in a lifetime opportunity. - Huge 3 bedroom apartment occupying the south-east corner of the building - Stunning ocean views - Positioned on the 3rd floor - Rarely available and tightly held building - An abundance of natural light and breeze flooding the property - Fabulous seamless indoor and outdoor entertaining areas bringing the outside in - 3 Bedrooms, 2 bathroom + separate laundry and powder room - Secure double tandem parking space in basement - Located within walking distance to the new Light Rail project - Plenty of storage throughout - Manicured grounds in a peaceful neighbourhood - Golden opportunity - Body Corporate: approx. \$535 per week (Please note - this is not a typing error, please enquire for further information regarding the Body Corporate) - Water Rates: approx. \$30 per week - Council Rates: approx. \$76 per week - Currently rented for \$650 per week until 19/11/2024 Auction Onsite - 23rd March at 1pm. Final viewing finishing 15 minutes prior to auction start. Auction Terms: \$50,000 deposit Settlement: 30 Days It's no secret that Miami is hot and in high demand! Act quickly and you too can start living the enviable lifestyle Miami has to offer. Contact Larissa Martos today for a copy of the information pack for this property. Due to State Government Legislative requirements, to bid at auction photographic ID is required for registration. The deposit is due to be paid immediately after the fall of the hammer on auction day unless other prior arrangements have been made. This property is being sold by auction or without a price and therefore a price guide cannot be provided. The website may have filtered the property into a price bracket for website functionality purposes only. Potential buyers should make their own inspections and enquiries and seek their own independent legal advice before signing a contract of sale, to satisfy themselves that all details relating to the property are correct.