

110/1-7 Moores Crescent, Varsity Lakes, Qld 4227



Sold Apartment

Friday, 3 November 2023

110/1-7 Moores Crescent, Varsity Lakes, Qld 4227

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Type: Apartment



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\$610,000

Discover the epitome of modern comfort and convenience in this two-bedroom apartment nestled in the vibrant heart of Varsity Lakes. Just a leisurely stroll from Bond University and a mere five-minute drive from Robina Town Centre, this property offers a lifestyle that's both exquisite and practical. This apartment provides a sanctuary for those who appreciate the finer things in life. Imagine hosting gatherings in the BBQ entertainment area, taking a dip in the resort-style pool on a hot summer's day, or working out while enjoying the views from the fitness room. Inside the residence, relish light and bright interiors, with a spacious lounge and three massive balcony areas adorned in the beautiful Gold Coast sunshine. Stay comfortable year-round with efficient air conditioning and enjoy the practicality of a well-equipped kitchen. The bedrooms offer versatile double-bed and king-bed configurations, making each space perfect for professionals and students who may require workstations with internet access. Additionally, a spacious bathroom features an in-unit laundrette with a washing machine and tumble dryer. Currently generating a steady rental income of \$630 per week, this property also provides you with three expansive balconies surrounding the entire apartment. High ceilings also add the feeling of spaciousness, with direct access to a serene park and beautiful lake views providing unparalleled serenity. This apartment is located in the Chancellor Lakeside Executive Apartments complex, with plenty of street parking, making it a peaceful retreat in a highly sought-after location. Don't miss the opportunity to make it your own. For further inquiries, contact Sabrina Chen.

KEY FEATURES:- Prime location in the heart of Varsity Lakes- Within walking distance to Bond University and a quick 5-minute drive to the Robina Town Centre- Enjoy spacious, open-plan living, featuring direct access to an expansive balcony- Year-round comfort with air conditioning and fans in both bedrooms- A well-equipped kitchen that seamlessly flows into the lounge - perfect for entertaining- Two bedrooms that can accommodate private workstations with internet access- A spacious bathroom featuring an in-unit laundry equipped with a washing machine and tumble dryer- Make the most of outdoor living with massive private balconies surrounding the residence, providing ample space for relaxation and entertainment- Access to resort-style amenities including a BBQ entertainment area, rooftop resort-style pool and a fitness room offering modern equipment and incredible views - Located in a serene area with stunning lake views from the balcony, perfect for those seeking a peaceful retreat- Street parking is plentiful, providing additional convenience for residents and guests - Steady rental income, currently yielding \$630 per week, offering a great investment opportunity- Body Corp: \$107 Per week- Council Rates: Approx \$ 1100 per 6 Month- Water Rates: Approx \$451 per quarter

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.