

**12/1-15 Robson St, Mooroolool, Qld 4870**

**Apartment For Sale**

Friday, 17 May 2024

12/1-15 Robson St, Mooroolool, Qld 4870

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 1**

**Type: Apartment**



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## Offers Over \$489,000

Perched high on a generous 165m<sup>2</sup> plot, this beautifully refurbished 3-bedroom villa offers both space and elevated views of lush tropical gardens that surround the property providing a peaceful and private setting. Located in a secure gated complex with onsite management is one not to miss. As we step inside the villa, you'll immediately notice the abundance of natural light, creating a bright and welcoming atmosphere. The open-plan layout seamlessly connects to the dining and kitchen area, making it perfect for both relaxation and entertaining. One of the standout features of this home is the expansive balcony, perfect for enjoying the serene tropical views and providing an ideal space for outdoor dining and entertaining.

**Key Features:**

- **Spacious Living Areas:** This freshly painted villa boasting an open-plan living/dining space is filled with natural light, creating a bright and welcoming atmosphere for both relaxing and entertaining. With all new LED lighting throughout for that modern touch.
- **Modern Kitchen:** Fully refurbished two-pac kitchen, boasting high-quality appliances, including a brand new dishwasher, sleek countertops, and plenty of storage. Whether you're a culinary enthusiast or prefer quick meals, this kitchen is designed to meet all your needs.
- **Three Generous Bedrooms:** Each bedroom offers split system air conditioning and carpets with plenty of space, large BIR and windows that showcase serene private views, providing a peaceful retreat for all family members. With the main having a spacious ensuite. The rooms are fitted with stylish blinds and security screens, providing both privacy and peace of mind.
- **Luxurious Bathrooms:** Both bathrooms have been updated with modern fixtures and 2-pac finishes, offering a spa-like experience. Adding a touch of luxury and durability. With a separate laundry with bench space!
- **Expansive Balcony:** The largest balcony of all apartments within the complex. With new roller blinds for extra privacy, enjoy your morning coffee or evening glass of wine on the spacious balcony, featuring stunning private views.
- **Tennis Court and BBQ facilities:** Stay active with access to a well-maintained tennis court, ideal for both casual games and serious practice sessions. With the added bonus of BBQ facilities around the complex.
- **Resort-Style Swimming Pool and A Lap Pool:** Dive into luxury with a massive resort-style swimming pool, perfect for cooling off on hot days, swimming laps, or lounging poolside.
- **Separate lock-up garage** offering secure and convenient parking as well as extra storage space for your belongings.

Rates: \$2,900 approx pa  
Body Corp \$7,654 approx pa  
Rental Appraisal \$600-\$650 per week

Conveniently located just 10 min to Cairns CBD, near top-rated schools, shopping centres, dining establishments, and recreational facilities. Enjoy the perfect balance of privacy and accessibility. This villa is not just a home; it's a lifestyle. The thoughtful refurbishment and luxurious amenities provide a comfortable and stylish living environment. Your dream home awaits!