

# 1203/3422 Surfers Paradise Boulevard, Surfers Paradise, Qld 4217

## Apartment For Sale

Wednesday, 27 December 2023



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**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Area: 74 m2**

**Type: Apartment**



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## Offers From \$689,000

A versatile home and investment - come and discover this thoughtfully renovated apartment in the notable Golden Gate Resort, your gateway to a new lifestyle investment in the vibrant Surfers Paradise. The new renovations are contemporary and timeless to maximise the usability of each space. The rental return is expected to be \$825-\$860 per week, long term. Short term letting is potentially more lucrative, and you can enjoy the property yourselves. The goldilocks level 12 - not too high, not too low - means you have the benefits of ocean and canal views, whilst not being too high for comfort and not being too low to be overwhelmed by ground level noises. Homely features which set this apartment apart: North east aspect, up the coastline, means the view is dynamic with plenty to look at and keep you entertained, especially when the Super Cars are on. The northern balcony is not overlooked, and also means you're protected from the prevailing southerly winds. The fully renovated kitchen is a centrepiece, designed for culinary enthusiasts with space to get creative. New appliances, 2pac cabinetry, stone bench tops, a practical breakfast bar, and lots of storage space, ticks the boxes for a functional, modern kitchen. Need an office, media room, or guest space? This apartment has a versatile multipurpose room/2nd bedroom that can adapt to your needs. It even comes with a Murphy bed and bespoke cabinetry for ultimate flexibility, organisation and convenience. The spacious bathroom is newly designed with a double vanity, large shower and integrated laundry. The master bedroom is a spacious private sanctuary and complimented with air conditioning and block-out electric blinds for a comfortable night's sleep. There is a study nook or desk area that offers a space for creating a drinks bar or music area. The balcony is attached to the living and the bedroom and is perfect to enjoy the city-beach views throughout the day and evening. Golden Gate Resort is a modern complex located just north of Surfers Paradise's energetic heart. You'll be a stone's throw away from some of the world's most beautiful beaches, a growing number of delicious cafes, restaurants, and exciting nightlife options in Surfers Paradise or north in Main Beach. The light rail is quite literally on your doorstep so you couldn't have more convenient transport options. A secure car space is an added bonus. Resort-Style Amenities: Golden Gate offers a truly resort style experience right at home with a luxurious pool and tropical garden areas, outdoor undercover BBQs, and tennis courts. An onsite hairdresser adds to the convenience, making your everyday life even easier. This is an exciting opportunity to make this beautifully and thoughtfully renovated apartment with stunning views in the heart of Surfers Paradise your new home or a savvy investment. The complex allows for holiday lets so rent your property out during the week and enjoy it on weekends! Contact us today to schedule a viewing and make your dreams of beachside living a reality! Disclaimer: All information (including but not limited to the property area, floor size, price, address, and general property description) is provided as a convenience to you and has been provided to Republik Property Partners by third parties. Consequently, Republik Property Partners are unable to definitively attest to the listed information's accuracy. Republik Property Partners do not accept any liability (indirect or direct) for any injury, loss, claim, damage or any incidental or consequential damages, including but not limited to lost profits arising out of or in any way connect with the use or dissemination of any information, or any error, omission, or defect present within the information as appearing on the Website. Information appearing on the Website should not be relied upon and you should attend to your own personal enquiries and seek legal advice (where required) with respect to any property on the Website. Please also note, the prices displayed on the Website are current at the time of issue but are subject to change.