

**17/57 Kingsford Smith Parade, Maroochydore, Qld  
4558**

**megill.**

**Apartment For Sale**

Wednesday, 17 April 2024

17/57 Kingsford Smith Parade, Maroochydore, Qld 4558

**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 1**

**Type: Apartment**



Mark McGill  
0754086286

**855,000**

Introducing 17/57 Kingsford Smith Parade, Maroochydore - an exceptional opportunity for both investors and downsizers. Crafted with functionality in mind, this property features an open living area complemented by a convenient study nook and air conditioning, seamlessly extending to the expansive north-facing balcony. This impressive outdoor haven is ideal for hosting gatherings, offering ample space for dining arrangements and relaxed outdoor lounging. The 3rd level apartment comprises two generously proportioned bedrooms located at opposite ends of the premises, two bathrooms, and one secure parking space. The main bedroom showcases air conditioning, a spacious robe, and a private ensuite. Ceiling fans in all rooms provide year-round comfort. Nestled within the Kingsford Apartments complex, this residence presents an enviable lifestyle. Delight in a leisurely stroll to the beach or explore the vibrant Cotton Tree village, replete with charming cafes, restaurants, boutiques, and convenient shopping options. Nearby public transport links add to the convenience. A standout feature of this property is its low body corporate fees, totalling just \$4,031 per annum. Moreover, the pet-friendly nature of the building ensures that your cherished furry companions can also call this delightful abode home (subject to body corporate approval). Features include: - Secure communal lobby with intercom access and an elevator - Open plan living and dining with split system air conditioner - Modern kitchen offering modern appliances with stainless steel dishwasher, oven & rangehood, induction cooktop and standard fridge space - Main bedroom with walk in wardrobe, ceiling fan, split system air conditioning and separate access to balcony - Spacious ensuite with vanity and large shower cavity - Second bedroom with built in wardrobe & ceiling fan - Main bathroom with vanity and large shower cavity - Internal Laundry - Balcony perfect for alfresco dining and entertaining overlooking the quiet street. Seize this extraordinary opportunity without delay. Reach out to Mark McGill today to schedule an inspection and secure your slice of coastal paradise.