


2/30 Ocean Street, Runaway Bay, Qld 4216

 **LJ Hooker Broadwater**

Duplex/Semi-detached For Sale

Saturday, 3 February 2024

2/30 Ocean Street, Runaway Bay, Qld 4216

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Type: Duplex/Semi-detached



Catherine Nutt
0755371311

Auction

Auction Location: In-Rooms @ LJ Hooker Broadwater - 64 Frank St, Labrador QLD 4215 Welcome to the epitome of luxurious coastal living! Presenting a coveted 2-level duplex nestled in the heart of Runaway Bay, one of the Gold Coast's prestigious suburbs. This is your chance to seize a slice of paradise and live your best life in an area renowned for its beauty, convenience, and unparalleled lifestyle offerings. Boasting a prime location, this exquisite property places you mere moments away from all the amenities you desire. Whether it's the shimmering beaches, a wide choice of dining opportunities, vibrant entertainment options, or convenient shopping destinations, everything you need is right at your fingertips. Step inside to discover a functional layout featuring three bedrooms and two and a half bathrooms. The master suite is a true sanctuary, complete with a lavish spa bath and separate shower, providing the ultimate retreat after a long day. Parking will never be an issue with a larger-than-average two-car garage, perfect for storing all your toys and essentials. Enjoy year-round comfort with ducted air conditioning and ceiling fans throughout the home, ensuring a pleasant climate no matter the season. The fenced yard adds a touch of privacy and security, making this property ideal for your furry friends to roam and play freely. Currently rented but offered with vacant possession, this is an exceptional opportunity to secure your dream home in this coveted location. Ideal for both owner-occupiers and astute investors alike, this duplex offers a versatile opportunity to tailor your living experience to suit your lifestyle and financial goals. Whether you're seeking a serene sanctuary to call home or a lucrative investment opportunity in one of the Gold Coast's most sought-after locales, this property ticks all the boxes.

Property Features:- Property will be sold with vacant possession- No body corporate levies - shared insurance only- Literally 200m walk from the Broadwater- 3 bedrooms, 2.5 bathrooms double lock up garage- Ducted air-conditioning and fans throughout- Well sized master complete with sweeping views, spa bath and separate shower- Ample storage in the double lock up garage- Literally a minutes drive to the closest boat ramp with access to Nerang River, the fabulous Broadwater and Seaway- Potential rent \$900.00 per week - Current rental \$775.00 per week Don't miss out on the chance to experience the luxury lifestyle you deserve. Contact Catherine today on 0433 247 690 to arrange a private viewing or check for open home times and make this exquisite duplex your own.

Disclaimer: All information contained herewith, including but not limited to the general property description, images, floorplans, figures, price and address, has been provided to Alberport PTY LTD trading as LJ Hooker Broadwater and Catherine Nutt Realty Pty Ltd Licence No 4047862 by third parties. We have obtained this information from sources that we believe to be reliable; however, we cannot guarantee the accuracy and or completeness of this information. The information contained herewith should not be relied upon as being true and correct. You should make independent inquiries and seek your own independent advice.