

2025/3029 The Boulevard, Carrara, Qld 4211



Apartment For Sale

Monday, 8 January 2024

2025/3029 The Boulevard, Carrara, Qld 4211

Bedrooms: 2

Bathrooms: 2

Parkings: 2

Type: Apartment



Greg Parker
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Interest Above \$795,000

This superbly presented one level (2 ensuite bedroom) apartment is an absolute 'MUST INSPECT' for those who have fallen in love with European architecture & its community style of living (isn't this everyone who has been there?) Imagine living with close up views of the famous Spanish steps of Rome – or a 'Birds Eye' view of the classic French architecture to be found on the Avenue des Champs-Elysees – but for a peppercorn of the cost and everyone speaks English! Yet, you still have an easy stroll to 3 coffee shops/delicatessen, quality cafe, 2 long established, highly regarded restaurants & a top pizzeria. And you have full medical facilities within a 1-minute walk (doctor-chemist-dentist). Extend that walk to 8 minutes and you are sitting in the dining room of the Emerald Lakes Golf Course – voted best quality 'pub food' in Queensland – or the Heritage Stadium. But that's only the beginning. Emerald Lakes is a superbly located enclave - it's pretty well the 'bulls-eye' of the Gold Coast – so handy to everything. And don't forget Thursday is Market Day where you can get buy your local produce whilst listening to live music. Very European. Whether you are a home-owner, investor, professional couple, looking to downsize or just want the convenience of single level living but with great community facilities – this is a must inspect. Please read my detailed features (as below), then match them with the photos & my floor plan to appreciate the lifestyle on offer here. Features include:- Convenient ground floor access to single level apartment - Located within the iconic & highly desired 'European themed' Emerald lakes enclave- Modern timber floor thematic throughout- Large open plan living area (5.5m x 4.8m) opens to white plantation shuttered sunroom- Living area with split system AC – cools entire apartment- Huge (7.5m x 2.6m) private sunroom acts as extension to apartment – ideal entertainer- Modern kitchen with 4 burner gas, oven under + d/washer- Good bench, cupboard & drawer space- 2 good sized bedrooms opening onto large sunroom - Separate laundry with extra storage space off kitchen- Master bedroom (3.6m x 3.7m) with AC + walk-in-closet + bath + shower & dbl basin vanity- 2nd bedroom (3.6m x 3.2m) + fan + mirror built in + ensuite - 2 car spaces – side by side - Dedicated large Storage cage- Pet friendly Body Corporate (on approval) - Community facilities include – large lap pool, BBQ facilities, gym & residents lounge Disclaimer: In preparing this information we have used our best endeavours to ensure the information contained herein is true and accurate, but we accept no responsibility and disclaim all liability in respect to any errors, omissions, inaccuracies, or misstatements that may occur. Prospective purchasers should make their own enquiries to verify the information contained herein.