

**203/41 Harbour Town Drive, Biggera Waters, Qld  
4216**



**Apartment For Sale**

Wednesday, 13 December 2023

203/41 Harbour Town Drive, Biggera Waters, Qld 4216

**Bedrooms: 1**

**Bathrooms: 1**

**Parkings: 1**

**Area: 85 m2**

**Type: Apartment**



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## Just Listed

Located on the 2nd floor of 'Etesian at Harbour Quays', this magnificent apartment seamlessly blends modern design with functional elegance. This spacious residence, boasting one bedroom and an expansive study, epitomises a lifestyle curated for those who value contemporary living and the convenience of low-maintenance luxury. The spacious open plan living area serves as the heart of this refined dwelling, featuring high-gloss porcelain tiling that bestows a sleek and polished ambiance. High ceilings amplify the sense of space and are complemented by ducted air conditioning throughout. As you move through the stylish interior, an inviting transition awaits, seamlessly leading you out to a private balcony that extends the living experience to the outdoors. This addition not only enhances the overall design but also provides a perfect retreat for relaxation and enjoying the surrounding views. The master bedroom invites with its spacious layout, offering a retreat within the home. The generously sized room features a thoughtfully designed closet space, ensuring ample storage for your wardrobe essentials. Adjacent to the master bedroom is a stylish main bathroom. The versatile study, doubling as a potential second bedroom, enhances the adaptability of this stylish abode. This flexible space opens up possibilities for customization, allowing you to create a home office, guest room, or whatever suits your lifestyle. The trendy kitchen, a culinary haven, boasts high-end appliances that elevate the cooking experience to new heights. The sleek design is complemented by luxurious stone benchtops, and mirrored splashbacks that add a touch of sophistication to the space. Abundant cupboard and storage space ensures that every culinary gadget and ingredient has its designated place, combining practicality with an aesthetic appeal that makes this kitchen a true masterpiece.

**Property Features Include:**

- South-facing second-floor apartment with elevator access
- One bedroom plus study or second bedroom
- Central family bathroom
- Spacious open plan living
- Ducted air conditioning
- Stylish kitchen with modern appliances & mirrored splashbacks
- Generous undercover balcony
- Internal laundry
- Secure & quiet complex 'Etesian at Harbour Quays'
- Built in 2013
- Pet friendly (subject to application)
- Allocated secure parking space
- Currently vacant, ready to move into or lease after settlement
- Rental Appraisal \$520 - \$570 per week

The complex also offers a resort-style in-ground pool, providing a refreshing oasis for residents to unwind and socialize, complete with a BBQ area that enhances the sense of community and relaxation. Immerse yourself in the serene waters of the pool or gather with neighbours for a leisurely barbecue—these amenities foster a vibrant community spirit within the complex. Residents also benefit from exclusive access (by appointment) to a rooftop entertainment area, perfect for holding private functions and events. Just moments away from the bustling Harbour Town Shopping Centre, this residence offers unparalleled convenience with nearby retail outlets, a major supermarket, diverse restaurants, a cinema, and multiple entertainment options. The location further enhances its appeal with easy access to bike and pedestrian paths, public transport, schools, the scenic Broadwater, and a swift 5-minute commute to Griffith University, Gold Coast University Hospital, and Southport CBD. This property is a compelling choice for first-time homebuyers, retirees, or astute investors. With its strategic location, modern amenities, and appealing features, this stunning apartment is a standout opportunity in the real estate market. Contact us now to arrange a viewing.