

**204/28 Dalpura Street, Chevron Island, Qld 4217**

Coastal

**Unit For Sale**

Tuesday, 14 May 2024

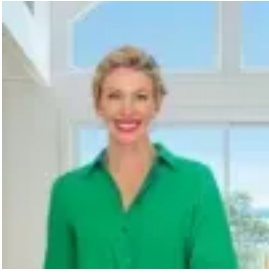
204/28 Dalpura Street, Chevron Island, Qld 4217

**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 1**

**Type: Unit**



Lara McCallum  
0755266999

## Expression of Interest

Nestled in the vibrant heart of Chevron Island, this brand new, 2 bedroom unit in the impressive Allure building is an oasis of comfort and style. Boasting sleek design elements and beautiful finishes, this residence offers the ultimate in luxury coastal living. This is Gold Coast living at it's absolute best and you won't find style, functionality and lifestyle so effortlessly combined anywhere else. Step inside to discover a spacious open-plan living zone layout, flooded with natural light and modern conveniences. The gourmet kitchen features Miele appliances, marble countertops, and more than ample bench and storage space. Entertain guests effortlessly in the combined living and dining zone, or unwind on the generous balcony, perfect for dining, morning coffee or soaking up that endless Queensland sunshine. Both bedrooms are generously sized, and considerately set away from each other providing privacy and a peaceful place to retreat to at the end of the day. The master suite includes a walk-in robe and custom ensuite bathroom, while the second bedroom enjoys easy access to the pristine main bathroom. Currently operating as an Airbnb and consistently booked out, the property is generating a significant income in excesses of \$70,000 per year. Statements are available on request. For the astute investor, this well-established business with repeat bookings and the 5 star guest reviews will impress with all of the hard work in creating a strong reputation already done for you. In addition, this stylishly comfortable unit can be sold fully furnished upon request. This exclusive building offers an array of resort style amenities for residents to enjoy. Take a dip in the sparkling roof top pool overlooking iconic Surfers Paradise, indulge in a gym session, or lose yourself in a good book in the serene library. Other amenities include the absolutely sensational rooftop area with spa, BBQ and downstairs is the stunning function and dining room. This unit also has secure basement car parking with many visitor parks for the ease of your guests. With its unbeatable location, everything you need is right at your doorstep. Explore the enormous array of shops, cafes, bars and restaurants just moments away, or take a leisurely stroll over to HOTA, the Home Of The Arts to take in a cultural exhibition. This precinct has something for everybody and still within an arm's reach of world famous Surfers Paradise beach. Don't miss your chance to experience the pinnacle of coastal living in this stunning Allure unit. Contact Lara McCallum today on 0488 488 955 for further information or to arrange inspection. The Particulars:

- 2 large bedrooms
- Walk-in robe to master bedroom
- Built-in robe to second bedroom
- Ducted air-conditioning throughout
- Ultra-modern ensuite to main bedroom
- Beautiful main bathroom
- Miele appliances in kitchen
- Exclusive storage cage
- 1 x secure car space
- Separate laundry
- North facing
- Positioned on level 2 in the building
- Can be sold fully furnished
- Currently operating as an Airbnb guest accommodation generating \$70,000 per year
- Body Corporate fees \$65 per week approx
- Permanent rental appraisal \$850 per week
- Easy 1km flat stroll to Surfers Paradise beach
- 500 meter walk to HOTA
- Restaurants, bars and shopping at your fingertips
- 2km to Gold Coast Turf Club
- Multiple tram and bus stations within 200 hundred meters
- 5km to Pacific Fair Shopping Centre

Disclaimer: We have in preparing this information used our best endeavours to ensure that the information contained herein is true and accurate but accept no responsibility and disclaim all liability in respect of any errors, omissions, inaccuracy or misstatements that may occur. Prospective purchases should make their own enquiries to verify the information contained herein.