

2206/1 Marina Promenade, Paradise Point, Qld 4216



Unit For Sale

Wednesday, 24 April 2024

2206/1 Marina Promenade, Paradise Point, Qld 4216

Bedrooms: 2

Bathrooms: 2

Parkings: 1

Area: 140 m2

Type: Unit



Zac Palmer
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Alex Phillis
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Offers Over \$895,000

Three things we love about 2206 Salacia Waters;- Excellent investment - Currently rented for \$895 per week until August 2024 (Tenant is happy to extend the lease)- North Facing balcony and living areas filling the apartment with light and warmth- Walking distance to restaurants, shops, cafes Salacia Waters is a north-facing luxury development on the northern Gold Coast, known by locals as a safe and peaceful place to live surrounded by good people who want to enjoy life. With five-star facilities include indoor pools, outdoor pools, a fully equipped gymnasium for residents only, security, great walking tracks, and a boutique commercial hub featuring great restaurants cafes, and bars. Embrace a lifestyle of pure sophistication and comfort in this immaculate two-bedroom plus study apartment, designed with the discerning downsizer, astute investor, or lock-up-and-leave resident in mind. Nestled in the esteemed 'Brizo' complex within Salacia Waters, this first-floor north-facing corner retreat boasts a serene ambience, bathed in natural light and capturing the essence of luxury coastal living. The expansive open-plan layout merges effortlessly with a grand, covered balcony, perfect for seamless indoor-outdoor entertaining. High-end appointments grace every room, from the gleaming Miele-equipped kitchen with its stone countertops to the luxurious master ensuite with its double vanities and sleek stone finishes. With two spacious bedrooms, an adaptable study area which could be converted into a third bedroom, and a thoughtful design that maximises privacy and peace, this 152m²* sanctuary offers a unique blend of space and elegance. White plantation shutters and plush ceiling fans add a touch of colonial charm, while modern conveniences like ducted air-conditioning ensure year-round comfort. Resident amenities within this prestigious complex are second to none, with poolside BBQ areas and beautifully manicured gardens. With a single secure parking space and ample storage, this apartment truly represents the pinnacle of low-maintenance, high-quality living on the marina's edge. Features include:- 1st Floor position. It is located at the eastern end of the building, which allows for extra sunshine to enter through the windows and also provides a nice breeze of fresh air on warmer summer days. - Spacious open plan living and dining areas - Large north facing balcony - Modern kitchen with high quality finishes and stone bench tops- Large Master bedroom with walk-in robe and ensuite - Guest bedroom with separate guest bathroom - Extra large study - could easily be converted to a 3rd bedroom- Separate laundry- 152m²* of living space- Ducted reverse cycle air-conditioning Contact Alex Phillis 0411 600 300, Zac Palmer 0415 633 379 or Kate Astin 0487 122 956 from Phillis Real Estate to arrange an inspection today. Disclaimer: In preparing this information Phillis Real Estate has used its best endeavours to ensure that the information contained herein is true and accurate but accepts no responsibility and disclaims all liability in respect of any errors, omissions, inaccuracies, or mistakes.