

**2301/5 Palm Avenue, Surfers Paradise, Qld 4217**

**Apartment For Sale**

Thursday, 13 June 2024



2301/5 Palm Avenue, Surfers Paradise, Qld 4217

**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 1**

**Area: 146 m2**

**Type: Apartment**



Adrian Lock  
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## Offers over \$1,199,999

Looking for a sea-change? Wanting the endless summer lifestyle? Look no further! On offer is a house sized, renovated apartment perched high on the 23rd floor with views over the ocean, city, river and mountains! Mantra Crown Towers boasts excellent resort facilities and is centrally located mere meters to the patrolled surf beaches of Surfers Paradise and a short stroll to the heart of the action and Gold Coast Mecca 'Surfers Paradise'. This apartment ticks all the boxes! A low body corporate with amazing views, large 2 bedrooms with study which can easily be converted into a 3rd bedroom will cater for large families or the downsizer looking for space or place in the holiday pool and have a getaway destination on the Gold Coast... **WHILST EARNING AN INCOME!!!** Make no mistake, we are presenting all offers, this will present exceptional value! On offer: • Renovated, 146m<sup>2</sup> of open plan living, entertaining and dining • Views: Ocean, River, Mountain, City & Broadwater • Two balconies with views forever • 2 large bedrooms with study (3rd bedroom) • Separate laundry & open plan kitchen • Located on 23rd level/ public transport/ lightrail at your doorstep • Dining and entertainment at your fingertips • Air-conditioned • Rental Appraisal: \$975 - \$1,025 per week approx • Body Corporate: \$8,585.34 per Annum approx • Council Rates: \$3,276.90 per Annum approx • Water Rates: \$1,6480.04 per Annum approx • Current sinking fund: \$567,629.31 as at 10/5/24 • Facilities: Resort Facilities including Male & Female Saunas, Indoor heated pool & Spa. Location: Heart of Surfers Paradise, close proximity to public transport connecting you to major Theme Parks including, Movie World, Dreamworld, Wet n Wild, Seaworld, Patrolled beaches a short stroll away, connection to public transport to Brisbane Airport. Mantra Crown Towers is a family friendly Gold Coast resort, located just 100m from white sandy beaches of Surfers Paradise. Relax poolside by the tropical lagoon pool, while the kids have their own adventure in the heated children's pool complete with its own sandy beach, waterslide and pirate ship, the hardest part is getting them to leave! When hunger strikes you'll find yourself spoilt for choice at Mantra Crown Towers. Treat yourself to a Thai feast at the award winning Chiang Mai Thai Restaurant, located in the lobby of the resort. A popular Surfers Paradise restaurant, you'll be swept away to the shores of Thailand with a fine dining experience. The thriving beachside metropolis of the Gold Coast is crammed full of restaurants, clubs, shops and hotels making it Australia's most popular holiday destination. At the centre of all the action is Surfers Paradise, with its dazzling skyline and beautiful beaches, where you can splash in the sea, soak up the sun, dine in style and shop till you drop. Mantra Crown Towers, make this destination your new home! **\*IMPORTANT\* WHILST EVERY CARE IS TAKEN IN THE PREPARATION OF THE INFORMATION CONTAINED IN THIS MARKETING, Grow&Co Property Agents WILL NOT BE HELD LIABLE FOR ANY ERRORS IN TYPING OF INFORMATION. ALL INFORMATION IS CONSIDERED CORRECT AT THE TIME OF ADVERTISING.**