

**26607 Ephraim Island, Paradise Point, Qld 4216**

 Coastal

## **Apartment For Sale**

Tuesday, 13 February 2024

26607 Ephraim Island, Paradise Point, Qld 4216

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Type: Apartment**



Shaun Kaddatz

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## Auction

Auction In Rooms, Tuesday 5th March 11am, Harcourts Coastal office, 12 Grice Ave, Paradise Point. In a prime position on Ephraim Island, this stunning apartment boasts a contemporary design which takes full advantage of its prime corner location. Step into luxury with this meticulously renovated spacious apartment boasting a prime corner position and panoramic Broadwater vistas situated in the highly sought after Broadwater Precinct. The residence offers a lifestyle of unparalleled style and convenience. This apartment goes beyond the ordinary, featuring a separate lounge and dining area, as well as a family room. Whether you're entertaining guests or seeking a cozy family retreat, this residence caters to your lifestyle needs. This is Island living at its best!

- Expansive 233m<sup>2</sup>\* apartment, including balconies
- Desirable corner position for optimal views and natural light
- Panoramic Broadwater vistas from Level 6
- Stacker sliding glass doors for seamless indoor/outdoor living
- Spacious light-filled open plan living
- Dedicated dining room
- Third bedroom converted to expansive family room with built-in TV cabinet and desk overlooking the parkland and pool area
- Beautifully renovated chef's kitchen with butlers pantry, integrated appliances (dishwasher, double door fridge, separate Freezer), built-in wine rack, Zip tap, and a large glass display cabinet
- Master suite retreat with breathtaking Broadwater views, expansive walk-in-robe and ensuite featuring double vanities and a dedicated built-in-makeup area
- Generously sized second bedroom with built-in robe
- Two side-by side car spaces plus storage shed and Tesla car charger
- European laundry with washing machine and dryer
- Ducted air-conditioning and ceiling fans throughout
- World class facilities plus 24 hour onsite security in gated estate\*

Approx. Ephraim Island is a highly sought-after prestige gated community with world-class facilities including 24 hour security, 2 outdoor pools, an indoor pool, spa, sauna, gym, superb grounds and day spa. It is a pet-friendly residential-only community. Just a short walk across the bridge you will find the Paradise Point Parklands, cafes, restaurants and shopping. Boating is a dream with direct Broadwater access with no bridges. Don't miss your chance to own this luxurious waterfront residence - call Shaun today!

**Disclaimer:** This property is being sold by auction or without a price and therefore a price guide cannot be provided. The website may have filtered the property into a price bracket for website functionality purposes. 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, inaccuracies or misstatements that may occur. Prospective purchasers should make their own enquiries to verify the information contained herein.