

3/18 Peregian Esplanade, Peregian Beach, Qld 4573



Unit For Sale

Wednesday, 12 June 2024

3/18 Peregian Esplanade, Peregian Beach, Qld 4573

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Type: Unit



Tracy Russell
0754492500

Auction

An enviable lifestyle awaits the fortunate, when centre stage right out front, are striking panoramas of the Coral Sea, white-capped waves rolling onto Peregian Beach sand, and the coastline stretching beyond Point Arkwright to Mooloolaba and Caloundra. So easy to get lost in the moment. Adding to the easy-breeziness of this coastal gem, perched on an escarpment and in a boutique complex of only five, is its proximity to toes-in-the-sand plus diverse local offerings such as the lively Peregian Beach Village, only a short stroll away. Unwinding comes naturally throughout; however, it is the upper levels that are the most exciting. Banks of sliders open from the generous high-ceilinged open plan living and dining spaces, in a seamless fashion to an oh-so-wide, full length and eco-timbered terrace; it's strategically oriented to capture not only those uninterrupted views but mesmerising moments such as being almost eye-level to hang gliders, and in awe of humpback whales heading north during the season. On the north-side, the premier main bedroom, with built-in robes and ensuite, also opens out to the terrace. It goes without saying that waking to unbelievable sunrises and the sound of the surf are daily occurrences, and moments to be cherished. The contemporary kitchen with crisp off-white Corian benchtops, 2-pac cabinetry, semi-island breakfast bar plus premium appliances, would suit every enthusiastic cook and entertainer. On the mid-level below is a second living room/media room/home office which could easily be a fourth bedroom. This opens effortlessly onto the wide full-length terrace on the ocean-side of the apartment. Another generous bedroom on the sunny eastern side with stunning blue vistas and there's a family sized bathroom with spa and shower. Adjoining is a dedicated laundry with plenty of storage. The third bedroom with sliders opens to a rainforest oasis, private and enclosed with high fencing. It is a spacious, beautiful, secluded retreat, ideal for a paw some four-footer, a vegetable patch, or a space for the kids or grandkids to play. With two-car garaging and a huge amount of dedicated storage, this is an ideal downsizer, weekender or lock-up holiday escape of home-sized proportions. Not only that, but it is also secure, private and invisible from the street. "What a sage investment opportunity in this very quiet and popular location," says Tom Offermann Real Estate agent Tracy Russell. "It's only 150m to the beach, so close to the Peregian Beach Surf Club, and the village with on-trend boutiques, French patisserie, and cafes and restaurants opening onto a lush village square, where you can even take your four-footer to breakfast. There's also an abundance of nature on your doorstep, being surrounded by UNESCO Biosphere Reserve and hectares of the Noosa National Park with dedicated walking tracks, and let's not forget those magical Coral Sea and coastal views." Minimal Body Corporate Fees of approx. \$5,299.20 pa.