

3/47-51 Broadbeach Boulevard, Broadbeach, Qld 4218

— **Ray White** Coastal

Apartment For Sale

Wednesday, 12 June 2024

3/47-51 Broadbeach Boulevard, Broadbeach, Qld 4218

Bedrooms: 2

Bathrooms: 2

Parkings: 3

Type: Apartment



Katrina Walsh
0429899295

Auction

AUCTION WEDNESDAY 3RD JULY 11:00AM IN-ROOMS COASTAL AUCTION ROOM - 16 QUEENSLAND AVENUE BROADBEACH OFFERS CONSIDERED PRIOR TO AUCTION An opportunity has come available in the tightly-held, residential-only building Eclipse with the sale of Unit 3, a spacious half floor apartment with showstopping immediate beach and ocean views. Located on the Broadbeach beachfront, this 194 sqm apartment has the air and sophistication of a luxury five-star hotel without sacrificing the relaxed coastal charm and exemplary appointments expected of a modern beach house. The apartment features stunning Italian marble floor tiles flowing from the mezzanine entrance to the spacious living and dining area where an expanse of floor-to-ceiling glass allows effortless integration with a deep, undercover balcony. Coastal sales agent Katrina Walsh says this boutique beachfront apartment is a rare find. "This elegant apartment is located in one of the most iconic residential-only buildings in Broadbeach offering a highly-sought after location for both residents and investors alike," says Ms Walsh. "Not only does this apartment enjoy a premium position with absolute beachfront views it is also privy to stunning architecture, and exceptional amenities including a heated lap pool, a sauna, spa, and steam room, and a fully-equipped residents-only gymnasium." Recently updated to include the best finishes and creature comforts, the apartment features a luxe new custom kitchen with soft-close cabinetry, an induction cooktop, wine fridge, granite sink, mirror splashback, and stunning backlit marble feature to the island bench. There is a dedicated office space, perfect for working from home, and a deluxe main bathroom with floor-to-ceiling tiles. The apartment has two spacious bedrooms including the master bedroom which has a walk-in robe, and an ensuite bathroom. Along with being freshly painted, tiled and carpeted, the apartment has been recently fitted with retractable insect screens, window tinting, electric blinds, LED lights, and drapes. Additional conveniences include Bose surround sound, a safe, USB power sockets, Bluetooth smart power points, multi-zoned ducted air conditioning, and Bluetooth smart heated towel rails to the bathrooms. "Residents at Eclipse enjoy the privacy, security, and luxury of a well-managed, boutique, residential-only complex with low body corporate fees," says Ms Walsh. "Here the highly desired coastal lifestyle can be enjoyed within metres of the oceanfront walkway which connects to the new Kurrawa Surf Life Saving Club, the beautiful foreshore parkland, and the host of dining, entertainment, and shopping experiences unique to Broadbeach including the Gold Coast Convention Centre, Pacific Fair, and the G-Link light rail service," says Ms Walsh. This apartment has three allocated car spaces in a secure basement carpark. Eclipse Apartments Broadbeach offers 56 luxurious high-rise residences spanning 20 floors, boasting a prime beachfront location. A tightly held two-per-floor boutique complex offering, residents at Eclipse enjoy unrivalled facilities including a luxury foyer, private barbecue area, tropical gardens, and water features. 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, inaccuracies or misstatements that may occur. Prospective purchasers should make their own enquiries to verify the information contained herein. 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.