

301/252 Hedges Avenue, Mermaid Beach, Qld 4218 — [View on map](#) [Coastal](#)

Sold Apartment

Tuesday, 5 September 2023

301/252 Hedges Avenue, Mermaid Beach, Qld 4218

Bedrooms: 3

Bathrooms: 3

Parkings: 2

Area: 240 m2

Type: Apartment



Tolemy Stevens
0755266999

\$2,675,000

Luxurious, grandly proportioned and fastidiously designed all come to mind from the moment you step through this desirable residence in the exclusive "Hedges 252" seen as the ultimate address for beachside apartment living and situated in one of the most prestigious streets in the country, Hedges Avenue. A sophisticated palette of high-end finishes creates a seamless sense of style across open plan living. Boasting 240m² of luxury beachside living, this rarely available 3 bedroom + Media "or 4th bedroom", 3 bathroom residence boasts the desirable North-East aspect and stunning floor-to-ceiling windows with 2.9m ceiling height through-out showcasing parkland and city views with ocean glimpses. Occupying the entire Northern side of this boutique building on the 3rd floor, enjoy sun-drenched balconies and ample natural light through-out the day and stunning city views by night. Features Include:• Three large bedrooms plus Media "or 4th bedroom"• 3 bathroom (2 baths, 3 showers, 3 toilets)• 3 generous sized balconies, generous linen & storage• Large modern gourmet kitchen, all Miele appliances, gas cooking• High vaulted ceilings 2.9m, floor-to-ceiling tinted windows, natural timber floors• Wide east-facing balcony with glass balustrade extends the length of main living areas and showcases a view to the beach• Open plan living, dining and kitchen with floor-to-ceiling semi-sheer curtains and blinds, waterfall stone benchtop, 90cm Miele oven, 5-burner gas cooktop, large pantry and wine storage• Master bedroom with sliding door balcony access, curtains, block-out blinds and walk-in robe• Master ensuite features a free-standing bath, twin basins, long stone benchtops, generous storage and floor-to-ceiling tiles• A secondary master bedroom including curtains, block-out blinds, walk-in robe and ensuite with bath• Third bedroom with sliding door balcony access, block-out curtains, carpet and built-in robe• Main bathroom is finished in neutral tones across modern floor-to-ceiling tiles and custom vanity• Stylish and functional laundry with tiles and storage running floor to ceiling• Ducted reversable Air Conditioning• Video intercom security, C-Bus smart wiring, motion sensor alarm system, NBN installed• 2 large parking spaces, side-by-side• Generous storage cage, with secure roller-door (power for fridge, etc)• Trophy property of GC developer HSP Property Group, designed Dale Cohen Architects• 2 Lifts, Sauna, Gym, 25m heated lap pool, Spa, BBQ and entertaining deck• 20 private residences only, small prestigious boutique on "Millionaires' Row"• Exclusive residential only building, no short-term holiday rentalsThe relaxed blue-chip location speaks for itself and is a short walk to multiple surf clubs, trendy cafes, world class Pacific Fair shopping centre with over 400 stores, Gold Coast Convention Centre, The Star Casino and more. This is truly the ultimate position for a private residence or luxury holiday home.'Hedges 252' is a modern, state of the art, architecturally designed building and raises the bar when it comes to beachside living and offers a lifestyle second to none.Under instructions for all offers to be submitted.Exclusively listed by Tolemy Stevens of Harcourts Prestige - Beachfront Specialist www.tolemystevens.com.au Disclaimer: Whilst every effort has been made to ensure the accuracy of these particulars, no warranty is given by the vendor or the agent as to their accuracy. Interested parties should not rely on these particulars as representations of fact but must instead satisfy themselves by inspection or otherwise.