

**3073/3029 The Boulevard, Carrara, Qld 4211**

BESPOKE  
INTERNATIONAL REALTY

**Apartment For Sale**

Sunday, 21 April 2024

3073/3029 The Boulevard, Carrara, Qld 4211

**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 2**

**Area: 150 m2**

**Type: Apartment**



Jason & Barbara Ward

## New to Market!

Perfectly situated in the exclusive French Quarter, this 2-bedroom, 2-bathroom exquisite apartment juxtaposes European charm with timeless contemporary design. Located on the 7th floor of the stunning Bella Vue building, this apartment boasts sweeping city views that encompass the Surfers Paradise and Broadbeach skyline and a premium view of the stunning European-inspired Emerald Lakes village. Featuring an extremely functional and well-designed layout, this immaculate apartment showcases large living spaces, an impressive kitchen, modern bathrooms and a luxurious main bedroom, complete with walk-in-wardrobe and oversized ensuite with bath. Spacious, open-plan living areas flow out seamlessly to the superb balcony and outdoor space—well protected from the elements and great for entertaining. Relax and immerse yourself in a world of charm and sophistication while enjoying the scenic views of Emerald Lakes' charming village and grand staircase by day and the twinkling city lights by night. The apartment features high quality fixtures and finishes, including Miele appliances and stone bench-tops, modern tiles and split-system ducted air-conditioning. Storage is in abundance and the property provides a private storage cage, two-car underground parking right next to the lift, private access to a community room, BBQ facilities, gymnasium and large, recently renovated outdoor pool. Emerald Lakes is perfectly situated in the centre of the Gold Coast, minutes from the M1 Motorway and only a 10 minute drive to Broadbeach, Pacific Fair, Robina Town Centre, elite schools and the beach. The cafes, restaurants, atmosphere and facilities of this truly unique village are at your doorstep. Property features include:

- Stylish kitchen with stone benchtops, large island, plenty of storage and quality stainless steel Miele appliances including gas stove
- Oversized, elegant outdoor entertaining balcony featuring stunning city views and views over the French Quarter courtyard, grand staircase and restaurant plaza
- Generous open plan living and dining areas that seamlessly transition to the external areas
- Spacious master bedroom with designer ensuite, walk-in wardrobe and beautiful views
- Equally large second bedroom with views and access to a well-appointed second bathroom. The placement of sliding doors allows this bedroom and bathroom to become a luxurious, private guest retreat
- Plenty of well-designed storage and high ceilings throughout
- Good-sized laundry with ample storage
- Split system, ducted air-conditioning and ceiling fans in each room
- Two side-by-side car spaces and storage cage right next to the lifts located in the fully secure, underground carpark
- Access to the building's facilities, lap pool, barbeques, community room and gymnasium
- Located in a rare lakefront community surrounded by 37 hectares of pristine lakes, 13 kilometres of walking/bike tracks and an 18-hole golf course and club
- 24-hour onsite security and an array of internationally inspired cafes and restaurants, children's playground, shopping venues, schools and medical facilities

Disclaimer: The above information has not been verified. We advise you confirm the accuracy of details before entering into a contract. Bespoke Estate Agents and its employees cannot be held responsible for any inaccurate details supplied here.