

309/350 Esplanade, Scarness, Qld 4655



House For Sale

Wednesday, 17 April 2024

309/350 Esplanade, Scarness, Qld 4655

Bedrooms: 2

Bathrooms: 2

Parkings: 1

Area: 82 m2

Type: House



Dan and Steph Mulheron
0423231706

\$560,000

LOCATION! LOCATION! LOCATION! RETIREES, PROFESSIONALS & INVESTORS! WORK HARD & PLAY HARDER 365 DAYS OF THE YEAR!!! Security access at every point, for the owners & their guests. Are you seeking the perfect lifestyle? Are you relocating for work? Planning a relaxed retirement or looking for a smart investment? Look no further! This is a rare opportunity either for owner occupier or the savvy investor. You can have it all! Smart investment, security, convenience and that enviable Queensland coastal lifestyle. Everything is right on your doorstep! Welcome to Unit 309 in this exclusive and highly sought after Eden By The Bay - 350 Esplanade Scarness. Right in the heart of Hervey Bay! For those who travel away from home on a regular basis, this unit is perfect! It's secured and can be completely and safely locked up and left alone. Or, can be used by family & friends. For investors, a holiday letting with a great return! Options are endless! This stunning 2-bedroom 2 bathroom unit with secured stair access only, is on offer, fully furnished with quality furniture and inclusions. Well maintained and in excellent condition. Property features:- 2 bedrooms - 2 bathrooms - Modern and stylish open plan - Ample storage - Ducted air-conditioning. - Separate lounge & dining areas - Modern kitchen with Caesarstone benchtop & quality appliances plus dishwasher, microwave & fridge- Functional Internal Laundry- Enjoy the beautiful breezes off the Esplanade from your private undercover balcony - with ocean views & looking of the resorts pool - Great for entertaining! - Dedicated Undercover parking- Resort style pool in complex, exclusive to residents and their guests.- Unit is away from the Main Road and is in excellent condition & so quiet- Scarness beach across the road- Abundance of restaurants, bars and cafes like Enzo's, Bar Soma, Beachhouse Hotel, etc.- All your essential amenities such as chemist, news agency etc all walking distance- Fishing! Boating! Water sports! Markets! Dining! Gym! Whale watching! etc.- Picnic at the beach or a pleasant stroll along the Hervey Bay Esplanade

Financials: Body Corp: \$2093.20 - current for 01/12/23 to 31/03/24. Council rates: \$1248.97 - Current for 01/11/23 to 29/02/24 (billed every third) Additional information available. Don't miss the chance of owning this stunning unit in beautiful Hervey Bay Call Steph on 0423 231 706 before you miss out! Please note this property is currently unitised as a holiday stay and all inspections will be by prearrange inspection time