

**314/21-31 Cypress Avenue, Surfers Paradise, Qld  
4217**

 Coastal

**Apartment For Sale**

Tuesday, 12 March 2024

314/21-31 Cypress Avenue, Surfers Paradise, Qld 4217

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Type: Apartment**

## Contact Agent

From the moment you step out of the door of this luxurious, secure building situated in the heart of Surfers Paradise's vibrant village atmosphere. Within a mere two-minute stroll in either direction, you'll find yourself at Budds Beach or Main Beach. Vacant and ready to move into, this vacant property offers the perfect opportunity to establish your new home or investment, with potential returns over \$1,100 per week. Boasting spacious, sunlit interiors, exceptionally high ceilings, and contemporary, elegant finishes, this residence offers not just one, but two expansive terraces flooded with sunlight. It presents a lifestyle opportunity that is truly unparalleled. Oriented towards the east, the interiors are bathed in natural light, complemented by lofty ornate ceilings. Consider the potential to maximize its enviable beachside location by exploring the possibility of a creative renovation, perhaps adding an additional bedroom to further enhance its appeal. Property Highlights: • 3 Bedroom 2 Bathroom 2 Secure Car Spaces • Extra Large Lock Up Storage • Vacant ready to move right in or rent out • A huge 148sqm on title, modern granite kitchen with Smeg fixtures • Expansive entertainers' terrace drenched in sunshine. • Sleek master features walk-in robe and full ensuite • Three spacious double bedrooms whisper quiet location. • Modern designer bathrooms, large separate internal laundry room • Newly installed air conditioning system and stacks of storage • Exclusive Budds Beach building with a residential feel • A stroll to the buses, shops, beaches, cafes and schools • Excellent facilities include Pool, Spa, Sauna, BBQ, Cinema, Games Room, Gymnasium, Conference Room and excellent on-site managers. • Trilogy offers owner-occupiers residential living and investors those high returns and is the perfect first home or holiday retreat. • Returns: \$1,100+ per week • Body Corporate \$153 per week • Council Rates: \$45 Per week • Water: \$34 Per week Will be sold on or before auction and is available to inspect every day until sold. 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