

3506/397 Christine Avenue, Varsity Lakes, Qld 4227 **RayWhite**

## Sold Apartment

Tuesday, 21 November 2023

3506/397 Christine Avenue, Varsity Lakes, Qld 4227

**Bedrooms: 2**

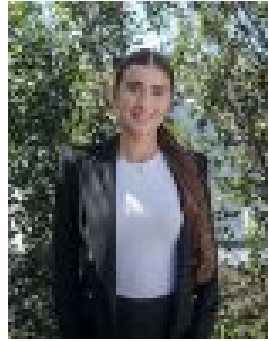
**Bathrooms: 2**

**Parkings: 1**

**Type: Apartment**



Agnes Chan  
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**\$585,000**

Lake Orr all the way to world renowned Burleigh Headland. Built with perfection and lifestyle in mind, capturing the essence of luxury, this gorgeous home features modern convenience and absolute privacy from your top floor elevated position. Boasting unit features include:- Spacious apartment tastefully built in 2017 - This apartment still feels brand new! - Elevated position offering year round breezes and calming forest views- TWO Generous sized bedrooms, HUGE LIVING AREA & TWO bathrooms- Master bedroom with ensuite, large walk through robe and access to balcony- Gourmet kitchen with premium Miele appliances, plumbed fridge space and stone bench tops- Large open plan living and dining opening out to balcony- Plenty of storage room and zoned ducted air conditioning throughout- Secure car parking in underground basement- HIGH 2.7m ceilings provide plenty of natural light and ventilation- Intercom in each apartment & security access to all levels- Over 5km of Lakeside boardwalks provide endless hours to exercise and to enjoy nature- Walking distance to Bond University, Varsity Schools, Aldi Supermarket, Cafe and Bus Stops- Varsity Primary School & Varsity Secondary College school catchment- Sub 10 minutes' drive to Gold Coast's golden sandy beaches Great news for pet owners as this is a Pet Friendly complex with lots of green space for walks.- Tenanted until 19/04/2024- GC Water Rates approx. \$1,300 per year,- GC Council Rates approx. \$2,400 per year- Body corporate \$89 Per week approx.\*\*Please note photos are of a different unit with a similar floorplan & aspect South Lakes at Varsity also offers impressive resort-style facilities including a swimming pool, BBQ with entertaining area, spa, sauna, well-equipped gymnasium, theatre, plus an additional fully equipped residents lounge area, all set amongst beautiful, landscaped gardens. To register your interest please send enquiry or text your full name, email address, mobile number, "3506SL" to Agnes Chan - 0421 666 977 Southlakes sales specialist. Proudly presented by ALL EARS team. Agnes Chan 0421 666 977 (Chinese & Cantonese) Elke Exarhos 0477 971 100 [elke.exarhos@raywhite.com](mailto:elke.exarhos@raywhite.com) Patrick Ear 0424 237 486 [patrick.ear@raywhite.com](mailto:patrick.ear@raywhite.com) 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