

39/82-86 Limetree Parade, Runaway Bay, Qld 4216

REPUBLIC^R

Unit For Sale

Wednesday, 12 June 2024

39/82-86 Limetree Parade, Runaway Bay, Qld 4216

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Type: Unit



Hayleigh McAuliffe
0755091700



Tash Fernandez
0755091700

Offers Over \$799,000

"Limetree Waters East" offers a secure and prestigious lifestyle within a beautiful gated WATERFRONT estate. This Single-level three-bedroom unit showcases an impressive floorplan in the superb location of Runaway Bay. Upon entering, you're greeted by a spacious living area adorned with ample natural light streaming through large windows. Enjoy an interactive, fully tiled, living and dining area, a blank canvas with views, from the balcony, of the highly active Runaway Bay Canal. The open-plan layout effortlessly connects the living room to the dining area and kitchen, creating an inviting space for relaxation and entertainment, along with the added bonus of a separate formal dining area or kids' retreat. Property Features: - 3 Bedrooms - Large master bedroom with walk in robe and suburb ensuite (ensuite has spa bath and separate shower) - Generous balcony, perfect for BBQ's or breakfast overlooking the beautiful Canal - Second bathroom caters for the other two bedrooms - Split system air conditioning in the main living areas - All bedrooms have fans installed - Overly spacious tiled open plan living and dining area - Bonus multi-purpose room off living area, ideal for office, family room, or extra living - Single lock up garage plus parking for an extra vehicle - Secure, well managed gated complex - Resort style pool & BBQ facilities - Walking distance to Harbour Town shopping, alfresco dining and public transport Complex Features: - Security gated complex with intercom - Marina berth available for rent - Large resort-style swimming pool and BBQ area - Pets upon approval - Walking distance to local restaurants, cafes, and the Broadwater - Short drive to Runaway Bay and Harbour Town Shopping Centres - 7 Minutes to Gold Coast University Hospital and Griffith University - Experienced On-site manager Runaway Bay is a beautiful and popular location situated on the northern end of the Gold Coast. It is a coastal suburb known for its stunning natural surroundings, tranquil waters, and recreational opportunities. Within walking distance to Harbour Town or just a short drive to Runaway Bay Shopping Village, Boating and Marina Facilities, active Broadwater precinct, Griffith University, Westfield Shopping Centre and Helensvale Train Station. NUMBERS: Body Corporate Fees Approx \$130 per week Council Rates Approx \$1500 per year Water Rates Approx \$350 per quarter Rental Appraisal - \$760 - \$780 per week Contact Hayleigh McAuliffe to arrange an inspection time, please call 0423 328 223