

405/1 Aqua Street, Southport, Qld 4215



Unit For Sale

Thursday, 18 January 2024

405/1 Aqua Street, Southport, Qld 4215

Bedrooms: 2

Bathrooms: 2

Parkings: 1

Type: Unit



Christine Fowler
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Offers over \$839,000

Open Home Advice- Apartment 405 Located in Building A Immaculately Presented East Facing apartment with in the "Dune" Complex located on level 4. Owner occupied since new. The current owner has loved all aspect's of living within the Sundale precinct and the "Dune" Development. But it's now time for a new owner. Move in ready . Featuring Large open plan living/dinning area, two large bedrooms -Main bedroom with access to your large wrap around balcony with scattered views of the Broadwater. Working from home you will have your very own inbuilt home office. Spilt system air conditioner within the main living room and both bedroom and fans throughout . Two well appointed bathrooms, separate laundry and ample storage within the apartment and access to a storage cage in the basement carpark. This apartment is sure to impress and not to be missed !Presenting an inspired lifestyle in a resort complex, residents can access the building's outstanding facilities, including the indoor swimming pool, spa, gym and outdoor BBQ area and Resident Library. The location of the "Dune" development provides you with countless options including Sundale shopping precinct offering Woolworths, bars, restaurants , cafes , pharmacy, medical centres and much more all a short stroll from your door step . Public Transport options are endless including The G light rail system is just a short 100m walk away .Property Features * Level 4 within the "Dune" Complex * 2 spacious bedrooms * Large Wrap Around Balcony basking in sunshine with scattered views of the Broadwater* Built-in Contemporary Tv Unit * Built-in Home Office * Secure Carpark space * Storage Cage in basement * Ample Storage * Floating flooring throughout the apartment *Immaculately PresentedComplex Features * Residential only building * Pet Friendly * Resort style living , Including indoor pool, spa and gym * Residents Library * On-site Building manger * Outdoor BBQ area * Private and secure complex * Walking Distance to public transport options * Sundale shopping precinct offering so many optionsBody Corporate: \$140 per week (approx)Council Rates: \$1,900per year (approx)Water Rates: \$1,400 per year (approx)Rental Appraisal : \$775 -\$825 Per Week Presenting a phenomenal lifestyle on the Gold Coast, easy walking access to the Broadwater parklands ,beaches ,Cafes, restaurants and shopping precinct are only metres from your door, and you are an easy light rail ride from the heart of Surfers Paradise and Broadbeach. We look forward to seeing you at one of the open homes or contact us to arrange a private inspection Contact Christine 0416 532 352 or Justin 0413 752 833 Disclaimer: In preparing this information we have used our best endeavours to ensure the information contained herein is true and accurate, but we accept no responsibility and disclaim all liability in respect to any errors, omissions, inaccuracies, or misstatements that may occur. Prospective purchasers should make their own inquiries to verify the information contained herein.