

40501/2 MAIN STREET, Varsity Lakes, Qld 4227

Apartment For Sale

Wednesday, 17 January 2024



40501/2 MAIN STREET, Varsity Lakes, Qld 4227

Bedrooms: 2

Bathrooms: 2

Parkings: 1

Area: 90 m2

Type: Apartment



Bryan Paull



Mushood Chothia
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Brand-new apartment - Offers from \$730k

☑ Sophistication Meets Investment Wisdom: Embark on a lucrative investment journey with Cienna Varsity Ridge. Priced at offers from \$730k this meticulously designed 2BED / 2BATH apartment offers astute investors a gateway to exceptional returns. Act promptly, as demand is high & supply is low! ☑ Strategic Location & Capital Growth: Master-planned community in the heart of booming Varsity Lakes. walk to central CBD, market square, restaurants and multiple fast food outlets. Two towers exhibiting architectural finesse. Exceptional amenities: large pool, well-equipped gym, 2 x BBQ areas near pool, onsite dog-off-leash area ☑ Investor's Blueprint: Tenants enjoy 5th floor elevation. Smart design maximizing natural light and storage space. Special ground-level green space between towers. Balconies for tenant relaxation ☑ Location Advantages: Vibrant Varsity Lakes village setting. Proximity to shopping, dining, and entertainment. Minutes from Gold Coast's renowned beaches and theme parks. Future Coles shopping center directly across the road. Close to Bond University, business district, and day hospital ☑ Financial Benefits for Discerning Investors: Continuing measurable capital growth. Strong rental returns. Tax benefits and depreciation advantages ☑ Apartment Features: Master bedroom with ensuite and built-in robe. Second bedroom with built-in robe. Modern kitchen with ample bench space and storage. Electronic key access and embedded Wi-Fi. Split-system air-con in living area and master bedroom. Balcony ideal for entertaining or relaxation. Study nook ☑ Onsite Facilities & Amenities: Generous pool and sun lounge area. Community BBQ areas and Residents Lounge. Fully equipped gymnasium for resident use. Pet-friendly environment with an off-leash dog run. Modest body corporate fees of only \$82 per week ☑ External Coffee Shop: Enjoy the convenience of an onsite coffee shop. Perfect for residents to unwind or socialize ☑ Integrated Green Spaces: Interconnected green spaces fostering community living. Nearby Lake Orr's tranquil environment & kilometres of walking paths ☑ Secure Your Investment - Contact Bryan 0487126663 OR Mushood 0421195950 Now! At offers from \$730k, this apartment guarantees a blend of location, growth, and financial benefits. Your astute investment journey begins here! Features: ☑ Air Conditioning in living & main bedroom ☑ Broadband Internet Available ☑ Built-in Wardrobes ☑ Dishwasher ☑ Gym ☑ Intercom ☑ Secure Parking ☑ Swimming Pool - In Ground ☑ Outdoor Entertainment Area