

# 62/11 Innovation Parkway, Birtinya, Qld 4575



## Sold Unit

Monday, 14 August 2023

62/11 Innovation Parkway, Birtinya, Qld 4575

Bedrooms: 2

Bathrooms: 2

Parkings: 2

Area: 136 m2

Type: Unit

**\$775,000**

You will be stunned with the spectacular view to this 2 bedroom sub-penthouse constructed over two levels. The open plan including the bedrooms and bathrooms are located on entry to the apartment. With marble flooring and sleek stone kitchen enjoying the open space and flowing out to the balcony. New shutters have been fitted and can completely enclose both upstairs and downstairs creating another 2 rooms is an added bonus. The upstairs area flows out effortlessly to the balcony encompassing a fabulous outdoor kitchen and mounted TV and is the perfect entertainer's area. The beautiful sliding shutters offers you the option to be open or shut. Overlooking the lake and further beyond to the Kawana Coastline the view takes in Point Cartwright down to the lights of Caloundra. Sit back at night with a wine to take in the view and be enchanted with the vision of fairy lights in the distance. You can also enjoy the ships gliding past to their destinations. This apartment is like near new and has such a lovely feel about it. There is always something to look at with a multi million dollar upgrade to the stadium across the lake and watching the local birdlife and kayakers enjoying the balmy waters of the lake. Body Corp Fees: \$8,413.96 p/a approx. Rates: \$2729.82 p/a approx. Things to love: • 2 bedrooms, 2 bathrooms, 2 car spaces • Oversized stacker doors opening out to balcony • Ducted air-conditioning throughout • Private rooftop with internal stairs • Resort style complex with lap pool • Manicured grounds offering green space • Walk to billion dollar hospital precinct • Gym, cafes and retail shopping • High growth area and strong rental returns • Personal on-site storage cage dedicated to your apartment • 2 car spaces conveniently located outside lift • 5 mins' drive to a choice of beaches