

64/30 Sportsman Avenue, Mermaid Beach, Qld 4218 – [View on map](#) [View on map](#) Coastal

Unit For Sale

Tuesday, 12 March 2024

64/30 Sportsman Avenue, Mermaid Beach, Qld 4218

Bedrooms: 2

Bathrooms: 1

Type: Unit



Guy Powell
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Offers Over \$599,000

This well presented bright and breezy townhouse is positioned in the most sought-after location just footsteps to the sand surf. Presenting in neat and tidy condition with a recently refurbished bathroom, this 2-bedroom, 1 bathroom townhouse is ready to move straight in and start enjoying everything this lifestyle location offers. Open plan living and dining flow to the modern kitchen with plenty of storage and gas oven and cooktop. Outside benefits from a private patio area creating the perfect space to relax and enjoy the coastal sea breezes all year round. Downstairs bedroom with high ceilings and a generous loft style bedroom upstairs with built-in robes. Recently renovated modern family bathroom and separate internal laundry. Situated in the Gold Coast's most exclusive beachside pocket, promoting a relaxed carefree lifestyle in a location to love among popular cafes, restaurants and bars, patrolled surfing beaches, Miami Marketta, Nobby's Precinct, public transport, local schools, retail shops, sporting facilities, Burleigh Golf Course, and the future light rail stage 3A development all only footsteps from your door. Property Features: • 2-bedroom, 1 bathroom light filled townhouse • Open plan living and dining • Modern kitchen with plenty of storage • Hybrid flooring • Private patio area • Bedrooms with built-in robes • Renovated family bathroom • Separate laundry with external access • Lifestyle location • Swimming pool in complex Property Specifics: • Council Rates: \$1,198.75* half yearly • Water Rates: \$547.55* per quarter • Body Corporate: \$77.87* per week • Currently Rented: \$650 per week until 17/09/2024 • Rental Appraisal: \$650 - \$700* per week* Approx Disclaimer: 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.