

7/29 The Esplanade, Maroochydore, Qld 4558



Sold Apartment

Friday, 1 March 2024

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Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 190 m2

Type: Apartment



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\$1,800,000

Positioned right on the riverfront of Cotton Tree's Esplanade, this three-bedroom, two-bathroom penthouse apartment is perfect for those looking for an outstanding residence that boasts both river and ocean views. Located on the top floor of Mayfield House, and accessed by a secure lift, this apartment is one of two on this floor. Thanks to its north-facing aspect the property is light-filled, with balconies to both the north and south of the unit, this penthouse enjoys lovely sea breezes as well as cross flow ventilation throughout ensuring cool days and nights through summer. The central living zone of the home is spacious and open plan, sprawling out onto two balconies through floor-to-ceiling glass sliding doors which allow this whole area to enjoy the ocean views to Mudjimba Island and the Maroochy River. Enjoy the ever-changing vista of the river and its sand bars as the tides come and go. Have a sunset drink on the balcony or a early morning coffee out here, this is a view you will never tire of. With high pitched ceiling, there is a vast sense of space in the kitchen which has a breakfast bar, two-pac cabinetry in white tones, a Smeg cooktop, Asko dishwasher and Westinghouse wall oven. There is plenty of storage and a feature pendant light above the breakfast bar and a second one above the dining table. Spilling out from the dining room is the south-facing balcony which is surrounded by plantation shutters which offer privacy from neighbours and weather protection. This balcony is also connected to the home's master bedroom which has neutral-toned carpets, built-in wardrobes and an ensuite of creamy marble hues with floor-to-ceiling tiles, stone bench top and good size shower. There are two bedrooms, each with carpet, ceiling fans, built-in wardrobes and each with access out to a shared semi-enclosed sun room. Enclosed with plantation shutters, this sunroom serves as the perfect indoor/outdoor multi-purpose room. Mayfield House represents an investment in a coastal lifestyle where there is clean air, friendly people, and convenience to everything. This property is just a few steps from some of Cotton Tree's finest dining venues, not to mention a short walk to Duporth Ave and Ocean St dining precincts. Leave your car at home in the double lock-up garage that is secure in the basement carpark or the extra allocated outdoor park, and walk or ride to all the nearby restaurants, cafes, beach bars, shops and fish and chipperies. The beach is not too far away and Cotton Tree river is right at your doorstep. Throw a line off the jetty like the locals or simply pack a picnic and enjoy the sunset. This could be magic!

FEATURES:

- Positioned along the riverfront Esplanade of Cotton Tree with river and ocean views
- Top-floor, open-plan penthouse apartment with stunning outlook
- Penthouse 2 has three beds, two bathrooms and boasts lovely northern aspect
- Sea breezes and cross-flow ventilation ensures cool temperatures all night and day
- Tidal changes at Maroochy River offer and every changing view
- Walking distance to quality fine dining restaurants, cafes, beach bars
- Great-size apartment with balconies to the north, east and south of the building
- Open-plan living, dining and kitchen with high pitched ceilings
- Floor-to-ceiling glass doors open out to a balcony that takes in Mudjimba Island views
- Balcony to the north enjoys an alfresco dining space to enjoy meals with family or friends
- Vertical louvres provide privacy from neighbours, plantation shutters throughout
- Timber floating floors throughout the living zone, neutral carpets in bedrooms
- Kitchen has two-pac cabinetry, breakfast bar, Smeg cooktop, Asko dishwasher, lots storage
- Feature pendants hang above kitchen bench and dining table
- Dining room leads out to a balcony with travertine tiles and plantation shutters for privacy
- Master bedroom also has access to this balcony
- Master has ensuite in creamy marble tones with shower, floor-to-ceiling tiles
- Main bathroom also has creamy marble tones, stone bench top, heated towel rails
- Bedrooms two and three have access to their own semi-enclosed sun room
- Secure lift & intercom access, basement carpark has two-car garage, one allocated outside park as well
- Ceiling fans, and ducted air conditioning throughout
- Lower levels are tenanted by commercial business that only operate 9-5pm weekdays
- Short walk/ride to Ocean St and Duporth Ave for dining and shopping options
- Located in a highly sought-after location of Maroochydoore nestled along the river
- Excellent coastal investment for those seeking a home close to the water

Agents: Pam Thomas, Sarah Olsen, Ray White Maroochydoore
Contact: 0438 272 096, 0436 325 257*This property is being sold by auction or without a price and therefore a price guide can not be provided. The website may have filtered the property into a price bracket for website functionality purposes.