

**9/107-113 Esplanade, Cairns City, Qld 4870**



**Sold Apartment**

Wednesday, 8 November 2023

9/107-113 Esplanade, Cairns City, Qld 4870

**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 1**

**Area: 121 m2**

**Type: Apartment**



Steve Cordenos

**\$745,000**

The Ultimate Esplanade, City, Waterfront Bluechip address poised in the heart of the city where you get to choose and enjoy the cosmopolitan lifestyle. The ultimate location perfectly positioned to take advantage of all the cities amenities and attractions, ranging from all your waterfront restaurants, bars, coffee shops, or perhaps just taking a stroll on the esplanade seaside boardwalk capturing all the colours and vibrant life that surrounds this special residential address. In 34 years being of the leading apartment sales specialist in Cairns, the iconic Aquarius complex holds a special piece of my heart and in my opinion one if not the best waterfront/city location in the heart of the Cairns City that money can buy. Wow,Wow,Wow Imagine living in this incredible desirable location with the most amazing views of the surrounding hinterland, ocean views, Cairns Marina, all enriched by the stunning array of colours and life that tropical North Queensland show cases. One of the best waterfront locations on offer that will not disappoint. The panoramic view by day is nothing short of spectacular and by night the cities lights become a spectacle of its own. This is your exclusive private haven oozing an ambience of total tranquillity and serenity yet the convenience of all the luxuries of life at your doorstep. If you want to escape, and do not want to live in a small unit and want the feel of residing in an apartment that feels like a home, then this is a must to inspect. This is a highly desirable location and although the apartment is not renovated this really lends itself and offers diverse options to revamp to your own personal taste and style. In saying this you could still easily live in it in its current condition and would suit either the retiree/family/entertainer or the investor and the location will never let you down in value for money. The well-appointed kitchen completes the warmth and inviting nature of this apartment with the following features: pantry, dishwasher, under bench oven, cooktop, pot drawers, ample cupboard space, lots of bench space for prepping, and a generous breakfast bar.The spacious open plan living area adjoining the kitchen is centralized and captures the most amazing surrounding refreshing cool breezes.The living area is divided into a separate dining and lounge zone that opens on to the expansive outdoor entertainment area capturing sweeping views to the Esplanade and beyond. Without a doubt, one of the centrepiece attractions of the apartment is the outdoor entertainment zone. A spacious area that can be utilised for a myriad of functionalities that is 'designed to impress your guests'. The outlook from the balcony epitomises a tropical ambience that Cairns is renowned for with all the elements of tranquillity on offer to view. Imagine kicking back and relaxing while indulging on a red wine as the day turns to night and being calmed in these surrounds or waking up to the spectacular morning sunrises enjoying that cup of coffee. The apartment comes with two spacious sized bedrooms, the master bedroom very generous in size with its own walk-in robe and ensuite. The main bathroom compliments bedroom two and a separate powder room keeps everyone happy. This apartment has one basement car park plus incredible on-site facilities including, security access to building and carpark, two security lifts, 2 swimming pools, sauna, spa, tennis court, barbeque and relaxation zones, stunning large grandeur foyer greeting you upon your arrival, and a Porte cochere formal drive through entry statement.This perfectly positioned apartment is located amid a kaleidoscope of attractions including, an array of quality restaurants, cafes, bars, shopping centres, medical facilities, convention centre, and the new council lifestyle amenities that is currently getting constructed on the Esplanade. All the cosmopolitan lifestyle and atmosphere is within an easy stroll of your front door. This two-bedroom two-bathroom apartment is your opportunity to secure a fantastic property in a highly sought-after location. Unit size: 121 sqmCurrent rent: Holiday let (returns available on request)Permanent rental return: \$800/week.Priced to sell offers in the mid \$700,000 range. Register your interest now for your private exclusive viewing. Call Steve Cordenos 0418774994 Email: [steve@cordenosrealestate.com](mailto:steve@cordenosrealestate.com)