

903/9-21 Beach Parade, Surfers Paradise, Qld 4217



## Apartment For Sale

Tuesday, 19 December 2023

903/9-21 Beach Parade, Surfers Paradise, Qld 4217

Bedrooms: 2

Bathrooms: 2

Parkings: 1

Type: Apartment



Thomas Bishop  
0755531100

## Offers Over \$860,000

Welcome to 903 Marrakesh Apartments - this chic apartment is the epitome of light and airy coastal living, making it perfect for a weekend getaway as a lock-up-and-leave, holiday rental, or thanks to its size, a permanent place to call home. The tastefully renovated kitchen features stylish stone bench tops, ample storage space, and a suite of quality appliances. It flows seamlessly into the open-plan living and dining area, boasting timber flooring, and split-system air conditioning for ultimate comfort. The living area extends onto the inviting balcony, where you can enjoy the ocean breeze and catch a glimpse of the ocean. Both well-proportioned bedrooms benefit from built-in wardrobes, while the master bedroom also offers the option of dual living (live in one and rent the other). The apartment is in immaculate condition, adding to the property's clean and contemporary feel. Other standout features include secure basement parking and the convenience of an on-site manager. With high occupancy rates, this property holds strong appeal for savvy investors wanting a big return in the holiday pool.

**Features Include:** 2 Bedrooms with built in wardrobe & access to the large balcony  
Option of Dual Living & ability to earn extra income  
2 Bathrooms  
Spacious open plan Living/Dining area  
Large Balcony with Skyline & Resort views  
Renovated Kitchen with loads of storage  
Air conditioning in Bedrooms & Living/Dining Area  
116 sqm apartment - North facing aspect  
Fully equipped Laundry  
1 Secure Undercover car space  
Ready to move straight in  
Rental Appraisal - \$750 to \$800 for a permanent tenant

Marrakesh Resort facilities include: Indoor & Outdoor Heated Pool & Spas  
Rooftop BBQ Terrace Area  
Poolside Restaurant in the Resort  
Gym  
Beautifully maintained Gardens  
Pet Friendly - with Body Corporate approval

Located a mere 300m away from both the beach and the G:link Gold Coast Light Rail Tram, and just a short drive to the Gold Coast Convention Centre, The Star Gold Coast Hotel and Casino, and Pacific Fair Shopping Centre, this incredible apartment truly captures the essence of contemporary coastal living.

4 minute walk or 300m to the Beach  
4 minute walk or 300m to the G:link Gold Coast Light Rail Tram  
4 minute drive (1.5km) to Gold Coast Convention Centre  
4 min drive (1.8km) to The Star Gold Coast, Hotel and Casino  
8 minute drive (2.7km) to Pacific Fair Shopping Centre  
30 minute drive (20km) to Gold Coast Airport

Please call Thomas Bishop on 0438 441 244 for an information pack on rates, body corporate, a private inspection or open home dates & times - available to assist you at any time.