

**907/15-17 Cannes Avenue, Surfers Paradise, Qld
4217**



Apartment For Sale

Friday, 29 March 2024

907/15-17 Cannes Avenue, Surfers Paradise, Qld 4217

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Type: Apartment



Nicky and Jason Cunningham
1300576000

Auction

Inspired by the timeless allure of the French Riviera, this 9th floor apartment shines with subtle sophistication. Nestled within "Cannes" – a residential-only building anchored on 90m of absolute Main River water frontage – and impeccably presented, it delivers 115m² of easy-care living. Enhanced by full height glazing in the living and dining zone, this maximises natural light and celebrates the enviable outlook. Bosch appliances, reconstituted stone benches and white-washed oak laminate cabinetry add value to the kitchen, while an integrated bar area tempts you to decant a glass of your preferred nightcap and enjoy it on the alfresco balcony. Set against a tapestry of city lights, ocean glimpses and the meandering Main River, this outdoor area acts as a seamless extension of the indoors. Enviably views continue in the master suite, boasting a walk-in robe and an elegant ensuite. Additionally, two further bedrooms with built-in robes offer ample space for family or guests, while a modern main bathroom features a freestanding bath and separate powder room. Residents also relish access to top-tier amenities, such as a waterside deck, private dining room, library, wellness spaces, and an impressive 45m pontoon to moor your boat. Fitness won't feel like a chore either with a 25m riverfront lap pool, state-of-the-art gymnasium and yoga terrace or venture up to the roof-top sky-deck with sun lounges and BBQs, soaking up the stunning 270-degree skyline, ocean, river and hinterland panoramas.

The Highlights:

- Sophisticated 9th floor apartment in "Cannes", capturing city, coastal and river vistas
- Residential-only building anchored on 90m of absolute Main River water frontage
- Meticulously crafted by award-winning DBI Architects and inspired by the French Riviera
- Outstanding location, walking distance to patrolled beaches, cafes, parks and more
- Approx. 18 months old and impeccably presented
- 115m² floorplan, where full-height glass maximises natural light and celebrates enviable views
- Open plan kitchen, living and dining zone seamlessly connects with an alfresco balcony
- Kitchen features Bosch appliances, reconstituted stone benches and white-washed oak laminate cabinetry
- Integrated bar with LED strip lighting and shelving
- Light, bright master suite includes city, hinterland and ocean vistas, walk-in robe and elegant ensuite
- Two further bedrooms with built-in robes
- Modern main bathroom includes a freestanding bath
- Powder room
- European-style laundry
- Ample storage
- Somfy electric blinds
- Ceramic limestone tiling plus new carpet in bedrooms
- Resort-style amenities include a waterside deck, private dining room/boardroom, billiards room, library, sauna, hydrotherapy shower, spa treatment room, Zen garden and 45m pontoon
- Luxe roof-top sky-deck with sun lounges and BBQ's, set against stunning 270-degree skyline, ocean, river and hinterland views
- 25m riverfront lap pool, state-of-the-art gymnasium, yoga terrace and Bocce court
- Two tandem car parks
- Complex designed to be accessible from the grand Cannes Avenue lobby, or via boat/pontoon
- Ideal for a low-maintenance, lock-and-leave lifestyle

Cannes offers peaceful, waterfront living without compromising on proximity to amenities. In six minutes, savour the sand and surf at patrolled beaches or swap it for parklands, including Cascade Gardens – perfect for a scenic picnic. The Jewel dining precinct is just five minutes on foot, with your morning caffeine fix 10 minutes away. Closer to home, the G-Link tram is an easy two minute walk, ready to whisk you north to the heart of Surfers Paradise or south to Pacific Fair or The Star. Your taste of the French-inspired finer life is waiting. Contact Jason and Nicky Cunningham on 0414 959 010 and arrange your inspection today!

Disclaimer: 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. **Disclaimer:** Whilst every effort has been made to ensure the accuracy of these particulars, no warranty is given by the vendor or the agent as to their accuracy. Interested parties should not rely on these particulars as representations of fact but must instead satisfy themselves by inspection or otherwise.