


97/150 Marine Parade, Southport, Qld 4215

 LJ Hooker Broadwater

Apartment For Sale

Friday, 19 January 2024

97/150 Marine Parade, Southport, Qld 4215

Bedrooms: 2

Bathrooms: 2

Parkings: 1

Area: 126 m2

Type: Apartment



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EXPRESSION OF INTEREST

What a unique and ideal property for those looking for the perfect lifestyle in luxury by the Broadwater. Beautifully renovated property will tick all the boxes in the sought after and tightly held Blue Water Bay complex, a low rise perfectly looked after and upgraded building whether you are looking for your next home or your holiday retreat. This villa has the ideal floorplan for privacy and family living at its best, with a large open plan living/dining on the first level and the two good sized bedrooms upstairs. Villa is located on the second level (sorry no lift). With a fresh, bright feel throughout you will enjoy the soft white finishes, white wash timber floor boards, large modern kitchen with a Hampton's feel, open plan living/dining and large terrace overlooking the pool and entertaining area. Welcoming sea breezes flowing through the property all day due to its proximity to the Broadwater beach and parks literally across the road! Upstairs you will find two good sized bedrooms, one at each end, with two full bathrooms. Storage tucked in clever laundry space in family bathroom. Master has a fantastic ensuite with separate toilet and access to large private terrace. Features you will love: * Completely renovated modern quality two level apartment * 2 beds, 2 full bathrooms plus extra powder room downstairs (3 toilets) * Opulent kitchen with beautiful stone waterfall benchtops, two-pack cabinetry, subway style tiled splash back, breakfast bar, extra large fridge space and much more * Brand New Westinghouse Cooktop, matching Oven and Dishwasher * 5mm Timber white wash floorboards throughout with 15 year warranty * LED down lights throughout * 2 Air-conditioning units (upstairs and downstairs) * Master retreat with private balcony and luxurious ensuite * Understairs storage plus linen cupboard upstairs * 1 Carpark in secure basement * Fully secured building and carpark with CCTV throughout * 125L hot water system new To inspect: * Please check our Open home time. Meeting entry point from Little Norman Street (opposite number 40, back entry complex) The Numbers: * Body Corporate around \$8,000 per year including building insurance * Rental appraisal as permanent tenant around \$750 per week * Council Rate around \$2,500 per year Resort Facilities: * Resort style swimming pool & spa * Fully equipped gym & Sauna * Tennis court * BBQ facilities * Great Onsite Management Please contact listing Agent, Ana Tulloch on 0439 343 432 to organise your viewing. Disclaimer: All information contained herewith, including but not limited to the general property description, images, floorplans, figures, price and address, has been provided to Alberport PTY LTD trading as LJ Hooker Broadwater and Ana Tulloch Realty Pty Ltd Licence No 3998095 by third parties. We have obtained this information from sources that we believe to be reliable; however, we cannot guarantee the accuracy and or completeness of this information. The information contained herewith should not be relied upon as being true and correct. You should make independent inquiries and seek your own independent advice.