

**102/71 First Avenue, Mooloolaba, QLD, 4557**



**Apartment For Sale**

Sunday, 18 August 2024

102/71 First Avenue, Mooloolaba, QLD, 4557

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Type: Apartment**

## Expansive Terrace and Modern Elegance, Steps from Mooloolaba Beach

Mooloolaba is renowned for its golden sands, crystal-clear waters, and bustling esplanade, creating a vibrant and serene coastal experience. Nestled just 100 meters from this paradise is your perfect beachside oasis, apartment 102 in the newest building on First Avenue – Allure, providing the ultimate lifestyle for beach lovers. This apartment, located on the first floor, immerses you in the quintessential Mooloolaba lifestyle with effortless access to the beach and the picturesque esplanade, brimming with boutique shops, lively cafés, and diverse dining options.

Step inside this exquisite three-bedroom, two-bathroom apartment, where the living and dining areas seamlessly blend modern elegance with a breezy coastal vibe. The space is beautifully appointed with tiled flooring throughout and contemporary finishes, setting the stage for a sophisticated yet relaxed atmosphere. From the living room, large sliding doors invite you to the expansive wrap-around terrace, where you can soak in the morning sun and enjoy your coffee while basking in the warmth of the coastal sunshine. This terrace is the ideal space for both quiet mornings and entertaining friends and family, all while embracing the gentle sea breeze.

The open-plan kitchen features stunning stone benchtops, top-of-the-line appliances, and ample storage, making meal preparation a delight. The spacious kitchen seamlessly flows into the living area, creating a harmonious environment for family gatherings and entertaining.

The master bedroom, positioned on the northern front of the apartment, is a serene retreat designed to capture the morning light through its large windows. It offers a walk-in wardrobe and a luxurious ensuite bathroom, providing a private sanctuary for rest and relaxation. The second bedroom boasts private access to the courtyard, allowing for seamless indoor-outdoor living, and includes built-in robes for convenient storage. The third bedroom is a versatile space, complete with a small study nook area, perfect for those working from home or needing a dedicated space for study. The secondary bedrooms are serviced by the main bathroom, which also functions as a European laundry, adding practicality and convenience to the layout.

Additionally, this apartment offers generous storage options, including a basement storage cage + cupboard, and two car spaces – a rarity in apartment living. This ensures that you have ample space for all your belongings.

Living in Mooloolaba means enjoying the idyllic coastal lifestyle with the convenience of nearby amenities. With cafés, restaurants, Coles, and the local school just a short stroll away, the area fosters a lovely family-friendly environment. Mooloolaba is the beating heart of the Sunshine Coast, providing the perfect location to savour the beauty of one of the few north-facing beaches on the East Coast. Plus, with a short drive to the Sunshine Coast Airport and only 1.5 hours to the Brisbane CBD, Mooloolaba offers both tranquillity and accessibility.

Mooloolaba is undeniably one of the best places to live, and this apartment presents an incredible opportunity to secure the ultimate coastal lifestyle for you and your family. Don't miss the chance to make this stunning beachside oasis your own.