

# 46/2320 Gold Coast Highway, Mermaid Beach, Qld 4218

## Apartment For Sale

Saturday, 6 April 2024

46/2320 Gold Coast Highway, Mermaid Beach, Qld 4218

Bedrooms: 2

Bathrooms: 2

Parkings: 1

Area: 109 m<sup>2</sup>

Type: Apartment



Anthony Steinberg

**\$665,000**

Live the ultimate coastal lifestyle in this apartment located in the sought-after suburb of Mermaid Beach. Boasting 2 bedrooms, including a master suite with ensuite, this apartment provides ample space for entertaining. The open-plan living area seamlessly flows onto the balcony, allowing you to enjoy the refreshing sea breeze & private outlook. The renovated kitchen features modern appliances, ample storage space, and a breakfast bar, making it a chef's dream. Currently vacant, unfurnished and ready to move in or lease out.

Features:- Master bedroom with private balcony, walk-in robe and ensuite- Second bedroom with mirrored robe and access to main balcony- Spacious open plan living and dining area that flows onto balcony- Modern Kitchen complete with dishwasher, new electric stove, cook top and range hood- Separate laundry- Air conditioning & ceiling fan in living with ceiling fans in bedrooms- One Secure basement car park- 25 Min from the Gold Coast International Airport- 5 Min to Pacific Fair - Do your weekly shopping or take the whole family- 1 Minute walk to bus stop Approximately 100m - Catch the bus to Griffith University/Hospital or the newly renovated Pacific Fair Shopping Center- Option to holiday let, lock up or permanent rental and generate an income- Low Body corporate - approx \$109 per week- Council Rates \$2,600 approx. pa- Water Rates \$2,000 approx. pa- Rental potential \$700 per week- Well maintained landscapes and gardens

Diamond Sands Resort features:- Heated Lagoon pool- Sandy Beach entry to Pool- Large BBQ area ideal for entertaining- On-site manager available to assist with holiday letting- Spa & Kids Pool- Secure entry & CCTV throughout- 92 units within the complex

School catchment  
Prep to Year 6 - Broadbeach State School  
Year 7 - 12 Miami State High School

Located just steps away from the golden sands of Mermaid Beach, you can indulge in beachside living every day. Take a morning stroll along the coastline, soak up the sun, or enjoy a swim in the crystal-clear waters. In addition to its prime location, this apartment offers resort-style amenities, including a heated lagoon swimming pool and BBQ area. Whether you're looking for a permanent residence or investment, this property has it all. Don't miss out on the opportunity to own this stunning beachfront apartment in Mermaid Beach. Contact us today to arrange a private inspection and experience the coastal lifestyle you've always dreamed of.