

**1-4/2 Barooga Crescent, Mooloolaba, QLD, 4557**



**Block Of Units For Sale**

Sunday, 6 October 2024

1-4/2 Barooga Crescent, Mooloolaba, QLD, 4557

**Bedrooms: 8**

**Bathrooms: 4**

**Parkings: 4**

**Type: Block Of Units**



**ADAM DUNLOP**  
0404880869



Katie Achilles

## **Investment GOLD: Location, Income, Growth!**

Seize this opportunity to purchase the entire block of four fully self-contained apartments, stylishly updated inside and out, on a 668m<sup>2</sup> north-east facing corner block, in a waterfront street just 500-metres to Mooloolaba Beach and Esplanade.

“The Villas” is currently utilised as short-term holiday accommodation which can be let as individual apartments or the entire block, via direct bookings or STA websites; with an annual income of over \$300,000.

The building comprises 2 x ground floor and 2 x first floor apartments - each with two bedrooms, bathroom, modern kitchen, open plan living, covered balcony or patio, laundry facilities, and covered parking for one-vehicle.

Beautifully appointed throughout with infusions of Palm Beach vibes and light, crisp, coastal décor setting the mood at exactly the right temperature for the guests to relax, unwind, and look forward to their stay.

Features include split system air-conditioning in living, brass tapware, stone benches, ceiling fans, hybrid timber-look flooring, security screens, and storage; each apartment comes fully furnished, it is a complete turn-key package.

The building itself has dual street frontage and dual street access, a stunning circular plunge pool surrounded by sunbathing terrace, communal gardens for BBQs and space for small children and pets to play, and an outdoor shower to wash off the sand as you stroll back from a morning swim at Mooloolaba beach. The block is fully fenced with two electronic gated entries.

All Mooloolaba’s many attractions can be walked to from here – boutique dining and retail, parkland and foreshore, patrolled swimming, surf club, marina/wharf, bowls club, and Fisheries at the Spit (for fresh seafood straight off the trawler). It’s also a 25-minute scenic walk to Alexandra Headland to patrolled swimming and surf club.

Only 17 minutes to the Sunshine Coast Airport and 65 minutes to Brisbane Airport, access to Mooloolaba is quick and easy for visitors from outside the area, and it’s always a popular beachside getaway for residents of this region also.