

**150/8 Solitary Islands Way, Sapphire Beach, NSW,
2450**

CENTURY 21.
Coffs Coast

Unit For Sale

Thursday, 5 September 2024

150/8 Solitary Islands Way, Sapphire Beach, NSW, 2450

Bedrooms: 2

Bathrooms: 2

Parkings: 2

Type: Unit



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Your Dream Coastal Escape Awaits: A Versatile Investment Opportunity at Nautilus Beach Resort

This property is a rare find that won't last long in the current market. Priced to sell, you won't want to miss this opportunity.

Imagine living in one of the best resorts in Coffs Harbour—Nautilus Beach Resort at beautiful Sapphire Beach. Whether you want to make it your home, rent out half of the villa, or holiday let the entire property, the possibilities are endless. With dual entrances to the courtyard and each side of the villa, it can easily be split into two separate units with no major work required. Opt for a more stable income by permanently renting out the property, with the hundreds of workers doing the Highway Bypass and rental shortage making it a highly sought-after investment. You could earn approximately \$600 per week for the whole unit or around \$800 per week if you decide to split it into two rentals.

Adding to the appeal, water and electricity are included in the Strata fees, allowing you to maximise your rental returns.

This sunlit, spacious, and private 2-bedroom villa is located at the heart of Nautilus Beach Resort, offering a rare tandem carport and a desirable north-facing aspect. With resort facilities just steps from your door, this property offers limitless potential to suit your investment or lifestyle needs. Inside, you'll find a light-filled open-plan living and kitchen area, two large king bedrooms each with its own ensuite, and a fully self-contained apartment that's ready for you to move in. The kitchen is equipped with a full-size fridge, microwave, range hood, oven, ceramic cooktop, and all necessary kitchen inventory. Laundry facilities, including a washing machine and dryer, are discreetly tucked away behind mirrored bathroom doors.

Set on approximately 9 acres of lush, tropical landscaped gardens, the resort features tennis courts, multiple pools right on the beach, an on-site restaurant, a gymnasium, a spa, and a cafe. This complex is perfect for low-maintenance living, holiday rental, or a mix of both. Located just 7 kilometres north of Coffs Harbour, you'll find the Moonee Markets, cafes, hiking trails, surf beaches, and creeks for fishing or paddling just minutes away.

The villa offers flexible investment options, whether you choose to live in it, holiday let, permanently let, or combine all three. Strata fees cover electricity, water usage, building insurance, and garden maintenance, making this an economical investment. For savvy investors, the upcoming Coffs Harbour bypass and other infrastructure projects present a great opportunity to capitalize on the demand for executive furnished rentals.

Feature Summary:

- > Located in Nautilus Beachfront Resort
- > Resort-style living: live in, holiday let, permanently let, or combine all three
- > Just meters from the beach
- > Fully self-contained 2-bedroom apartment
- > Open-plan kitchen, dining, and living area
- > Laundry facilities, including washing machine and dryer

Strata: \$5,376 per quarter (approx.)

Rates: \$2,620 per annum (approx.)

Disclaimer: While every effort has been made to ensure the accuracy of the information provided, it cannot be guaranteed. Prospective purchasers should make their own enquiries for information relevant to them.