

**2/1 Boorook Street, Buddina, Qld 4575**

**TOWN**

**Sold Unit**

Friday, 3 November 2023

2/1 Boorook Street, Buddina, Qld 4575

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Type: Unit**



**LUKE DZUFER**  
0488019805



**CRAIG MORRISON**  
0407142027

**\$735,000**

This first-floor apartment located in a tightly held well-established complex in blue-chip beachside Buddina's 'golden triangle' offers entry level buying just 100-metres to the sand and surf, an outstanding opportunity to purchase into this sought-after property lifestyle 'hot spot'. Elevated and light-filled, with easterly breezes circulating throughout; the apartment comprises two bedrooms, modern kitchen and bathroom, open plan living (with ocean glimpses) flowing out to patio, compact laundry, and extra-deep single lock-up garage with storage. Comprehensively renovated over the past year, presentation sparkles and there is nothing to be spent or done – just move in or rent out; it's vacant, ready and waiting. Features include plush carpets in bedrooms, 2 x split system air-conditioners, ceiling fans, timber benches in kitchen, new appliances, tiled splashback, soft-close cabinetry, and tasteful décor. One of only five in this coveted complex – with no lift, no communal facilities, and no onsite management; body corporate fees are low, and maintenance is as minimal as it gets. It is pet-friendly (stbca) and only a 2 minute walk to an off-leash dog beach, your pooch can get plenty of daily exercise close to home. This would make ideal buying for a beach-loving and lifestyle-driven couple or single, investor, or even downsizer seeking something easy to lock-and-leave when off travelling. The location is not only 'golden' in terms of beach access, but is also walking distance to Kawana Shoppingworld, Gold Class Cinemas, dining, tavern, fabulous parks (including La Balsa), surf club, primary school, and Point Cartwright Lighthouse Reserve. Major amenities such as public and private hospitals, the university, Sunshine Coast Airport, sporting/leisure facilities, and motorway to Brisbane (connecting you to International Airport in 70 minutes) – are within a 5-20 minute radius; and the bright lights of Mooloolaba are less than 10 minutes away. Buddina's star continues to rise, and its desirability has rapidly accelerated in recent years, one of the Sunshine Coast's strongest performing and most in-demand beachside suburbs; everyone wants a slice, this is your opportunity to secure yours. Summary of Features:-  
- Tastefully renovated apartment 100m to the sand  
- Blue-chip beachside, Buddina's 'Golden Triangle'  
- Light-filled, bright & airy with ocean glimpses  
- 2 bedrooms, modern bathroom & kitchen  
- Open plan living/dining flowing to balcony  
- 2 x split system air-conditioners, ceiling fans  
- Only 5 in tightly held, well established complex  
- Low body corporate fees, pet-friendly (stbca)  
- Walk to beach (incl. dog beach), parks, shops  
- Entry level opportunity in desirable location  
- Vacant & ready to move straight into & enjoy!