

# 4/130 Alexandra Parade, Alexandra Headland, Qld 4572

CENTURY 21

## Unit For Sale

Tuesday, 23 April 2024

4/130 Alexandra Parade, Alexandra Headland, Qld 4572

Bedrooms: 3

Bathrooms: 2

Parkings: 1

Area: 120 m2

Type: Unit



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## Offers Over \$1.5 Mil

Immerse yourself in the coastal allure of this exceptional off market apartment, nestled within the prestigious Shara complex and offering an enviable position opposite the picturesque shoreline of Alexandra Headland. Awaken to the soothing rhythm of the waves and behold a panorama of ever-changing ocean vistas from the comfort of your master suite, where a wall of glass serves as your window to paradise. Positioned to capture views of both the ocean and the serene Nelson Park with its charming pond, this residence boasts an array of captivating outlooks to enjoy. The abundance of natural light streaming through the expanse of windows and the northeast-facing aspect fills the open-plan living, dining, and kitchen areas with a welcoming glow, creating an inviting atmosphere throughout. Step into the modern kitchen, thoughtfully designed with high-quality appliances, including a wall oven, induction cooktop, and dishwasher, all complemented by ample storage and sleek stone countertops. Retreat to the master suite, where ocean views provide a serene backdrop, and indulge in the comfort of the spacious ensuite adorned in neutral modern tones and premium finishes. Two additional bedrooms, situated at the rear of the apartment, offer built-in wardrobes and Juliette-style balconies, providing privacy screens for added comfort and relaxation. Convenience meets luxury with basement parking, lift access, secure intercom entry for guests, and a refreshing swimming pool within the complex. With its coveted beachfront location and proximity to Sunshine Plaza, Mooloolaba Esplanade, and Cotton Tree, this apartment epitomizes the essence of coastal living at its finest. Priced attractively at offers over \$1,499,999, this property is truly a steal. The unit has been freshly painted, renovated, and is ready for immediate occupancy. The Body Corporate fees for the complex are a fantastic \$10,890 (approx.) per year when paid on time, and the sinking fund is currently at \$147,052.01 as of 30.11.23. Contact Bronte on 0434 212 345 to arrange a private viewing to secure your slice of paradise before it's too late! \* Captivating Ocean-Front Apartment Overlooking Alexandra Headland Beach\* Walking Distance To Patrolled & Surf Beaches\* Three Generously Sized Bedrooms, Master With Ensuite, Contemporary Open-Plan Layout\* Breathtaking Second Story Ocean Views From A First-Floor Position With Abundant Natural Light Throughout\* Well-Appointed Kitchen With Stone Countertops\* Stylish Bathrooms\* Light-Filled Rooms Capturing Refreshing Sea Breezes, Views To Nelson Park At The Rear