



Broadbeach, 608/30 Surf Parade

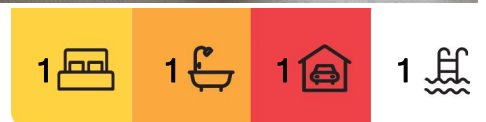
WHERE OPPORTUNITY MEETS LIFESTYLE – NEPTUNE RESORT BROADBEACH

Discover the best of both worlds with this open plan one bedroom apartment within Neptune Resort Broadbeach, delivering the perfect blend of opportunity & lifestyle. Fully furnished & readily available, offering a relaxing coastal retreat with the ability to provide immediate rental returns for investors eager to capitalise on the Gold Coast's demanding rental market!

Step inside to an open plan blank canvas, offering a sense of space and freedom with stunning south-eastern views of the ocean drawing you to the sprawling balcony. Spanning the width of the apartment and accessible from the living & bedroom, providing the perfect setting to savour your morning coffee whilst watching the sunrise!



Disclaimer: All information contained therein is gathered from relevant third parties sources. We cannot guarantee or give any warranty about the information provided. Interested parties must rely solely on their own enquiries.



For Sale

Expressions of Interest

View

ljhooker.com.au/NMQHHD

Contact

Luke Peters

0414 288 947

luke@ljhookersgc.com.au

LJ Hooker Broadbeach
(07) 5531 6688

The floor plan was designed to seamlessly connect the kitchen & living room, creating a fantastic atmosphere for entertaining holidaying friends and family without sacrifice on space. The spacious bedroom connects to the bathroom via the walk in robe, creating a passage of convenience, ideal for those staying for longer durations complimented by the separate laundry!

Neptune Resort is strategically situated within close proximity to the beach and vibrant heart of Broadbeach. Tightly held and with consistent rental demand all year round, making it an exceptional investment opportunity for those who seek convenience and value in one of the Gold Coast's most sought-after locations!

With stunning south-eastern views of the ocean, city skyline & river, this apartment embodies the essence of Gold Coast living, attracting an array of holiday goers! Whether you're seeking an investment with lucrative potential or a coastal haven to call home, this property offers the best of both worlds!

Should you have any questions, or wish for a private viewing, please do not hesitate to contact the agent today!

- + Short Term Rental Appraisal: \$49,220 – \$56,009 p/a
- + Permanent Rental Appraisal: \$580 – \$630 p/w
- + Body Corporate Levies: Approx. \$108.26 p/w

- + Neptune Resort Broadbeach
- + One Spacious Bedroom
- + One Large Bathroom
- + One Allocated Car Space
- + Vacant Possession
- + Level 6, Southern Aspect
- + Ocean, City Skyline & River Views
- + Fully Furnished Apartment
- + Onsite Management
- + Visitor Car Parking
- + Electric Oven & Cooktop
- + Separate Laundry
- + Dishwasher
- + Onsite Caf#233;
- + Communal Pool, BBQ, Gymnasium, Tennis Court

- + 300m, Beach
- + 260m, Tram Station
- + 400m, Oasis Shopping Mall
- + 450m, Pacific Fair Shopping Centre
- + 500m, Star Casino

Disclaimer:

Important Notice: We have in preparing this information used our best endeavours to ensure that the information contained herein is true and accurate. Prospective buyers should make their own enquiries to satisfy themselves as to



LJ Hooker Broadbeach
(07) 5531 6688

Disclaimer: All information contained therein is gathered from relevant third parties sources. We cannot guarantee or give any warranty about the information provided. Interested parties must rely solely on their own enquiries.

its accuracy. Although high standards have been used in the preparation of this document, no legal responsibility can be accepted by LJ Hooker Broadbeach or any loss or damage resulting from the content or the use of this information. Any photographs show only certain parts of the property as it appeared at the time they were taken. Areas, amounts, measurements, distances and all other numerical information is approximate only.

More About this Property

Property ID	NMQHHD
Property Type	Apartment
Including	Air Conditioning Intercom Pool Tennis Court Balcony Gym Dishwasher Outdoor Entertaining Built-in-Robes Liveability

Luke Peters

Sales Executive | luke@ljhookersgc.com.au

LJ Hooker Broadbeach (07) 5531 6688

Shop 14, 90-104 Surf Parade, BROADBEACH QLD 4218
broadbeach.ljhooker.com.au | sales.broadbeach@ljhooker.com.au



LJ Hooker Broadbeach
(07) 5531 6688

Disclaimer: All information contained therein is gathered from relevant third parties sources. We cannot guarantee or give any warranty about the information provided. Interested parties must rely solely on their own enquiries.



Luke Peters
0414 288 947

608/30 Surf Pde
Broadbeach

- 1
- 1
- 1

Internal: 55 m²
Covered External: 10 m²
Total Floor Area: 65 m²

felt
IMAGERY

This plan is for illustrative purposes only.
Any information provided should not be relied upon solely.
www.feltimagery.com.au



LJ Hooker Broadbeach
(07) 5531 6688

Disclaimer: All information contained therein is gathered from relevant third parties sources.
We cannot guarantee or give any warranty about the information provided. Interested parties must rely solely on their own enquiries.