

4/18-20 Sunshine Boulevard, Broadbeach Waters

Renovated Waterfront Apartment in Boutique Complex — Investment Opportunity

Positioned within the tightly held Edgewater Court, a boutique waterfront complex of just nine residences, this beautifully renovated apartment offers a low-maintenance home or quality investment in a sought-after location.

Set on the second floor, the apartment enjoys a practical floorplan with separate living and dining areas that flow through to a private enclosed balcony with impressive skyline views. Recently renovated throughout, it blends fresh, contemporary style with the character of this tightly held complex - and comes with an established tenant already in place.

Features:

- Spacious bedroom with dedicated study nook and plush new carpet
- Stylish new kitchen and quality timber flooring to living areas
- Well-appointed bathroom with separate toilet
- Internal laundry
- Air conditioning and modern window furnishings

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.

1 1 1

FOR SALE
Offers Over \$700,000

VIEW
Sat 11th Jul @ 11:30AM - 12:00PM

AGENTS
Rebecca Lukin
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AGENCY
LJ Hooker Southport
(07) 5591 5222

LJ Hooker

- Private enclosed balcony with skyline views
- Secure lock-up garage plus visitor parking
- Ideal for investors

An outstanding opportunity for investors or buyers seeking a quality waterfront property for the future.

MORE DETAILS

Property ID	10UCF4K
Property Type	Apartment
House Size	60 m2
Including	Air Conditioning Balcony Dishwasher Floorboards Secure Parking

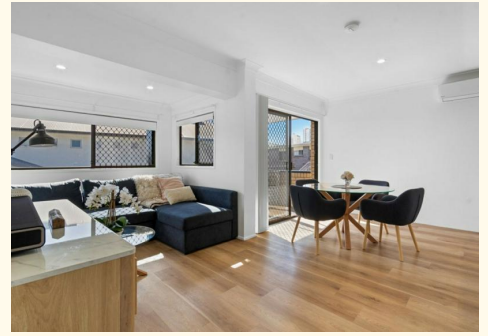
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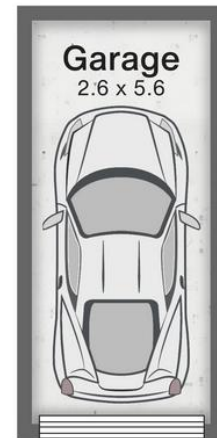
Sales Specialist | rebecca.lukin@ljhooker.com.au

LJ Hooker Southport (07) 5591 5222

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TILT-DOOR
(Not In Position)



4/18 Sunshine Boulevard **BROADBEACH WATERS**

1 | 1 | 1 | 60m²

LJ Hooker Southport

All dimensions are approximate; they are subject to errors and inaccuracies and no liability will be accepted.
Plans are shown for marketing purposes only.