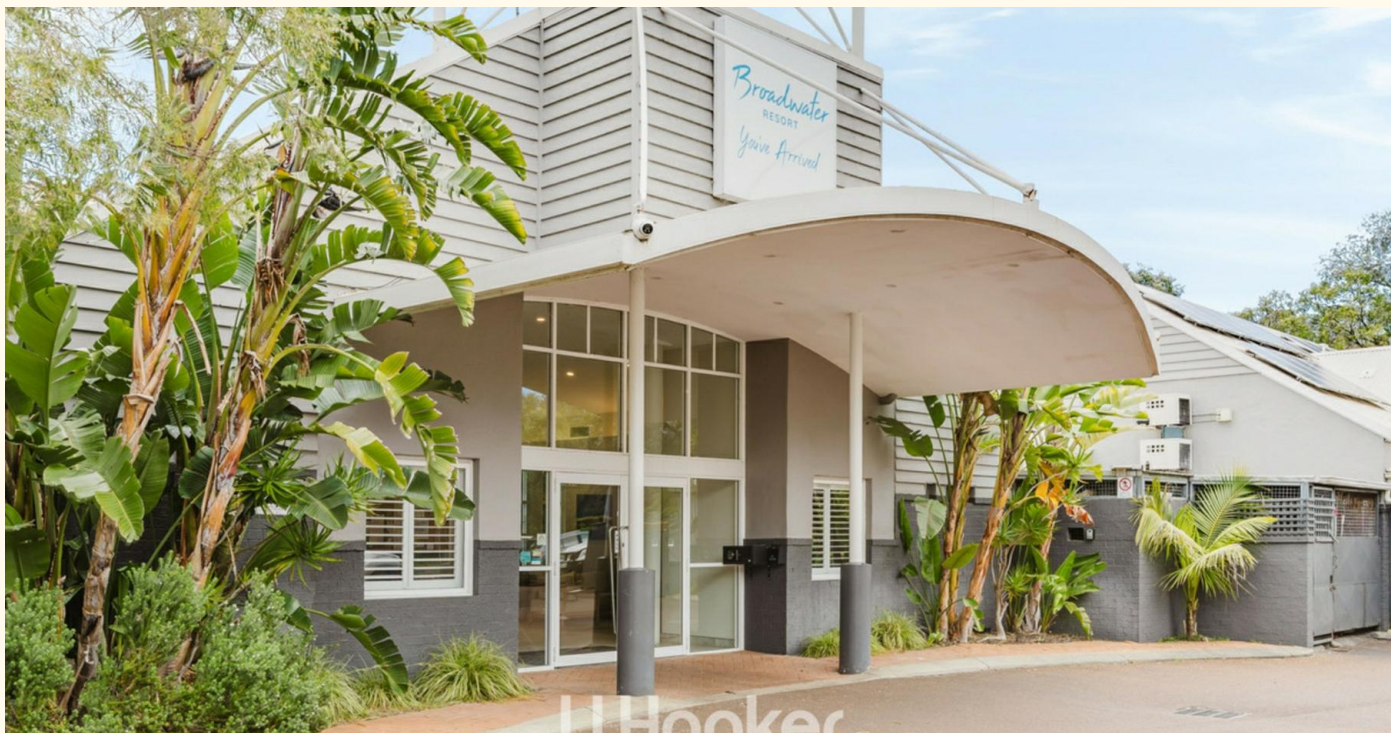


85/11 Holgate Road, Broadwater

Down South Getaway With Resort Pool, Spa and Tennis

Dreaming of a down south escape that pays its way? This fully furnished two-bedroom serviced apartment in the popular Broadwater Resort is just 200m from the beach, with management in place and the unit already in the rental pool. Enjoy your own holiday time, then let the resort take care of the rest.

FEATURES

Fully furnished, under management and in the rental pool
Two large bedrooms
Open plan living and dining with sliding doors to a balcony overlooking the tennis courts
Bathroom with spa/bath
Resort facilities include 2x pools (one heated), BBQ area, games room, playgrounds and 4 tennis courts
Just 70m to Tonic by the Bay, 200m to the beach and 230m to the Broadwater shops

Step inside and the open plan living and dining area feels bright and airy, thanks to the high ceilings and sliding doors that open straight out to the balcony. It's the perfect spot for a morning coffee or a relaxed drink as the day winds down, with views over the tennis courts

2 1 0

FOR SALE
From \$290,000

VIEW
By Appointment

AGENTS
Jeremy Lloyd
0414 651 458
jeremy.lloyd@ljhsouthwest.com.au

AGENCY
LJ Hooker Property South West WA
(08) 9791 6880

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.



below. The kitchen keeps things simple, with a gas cooktop, sink and fridge/freezer, so holiday meals are easy.

The master bedroom has a built-in robe, reverse cycle air conditioning and curtains. The second bedroom is also generously sized, with a ceiling fan, curtains and carpet, ideal for family, friends or guests. After a day at the beach, you can unwind in the spa/bath.

But it's the resort lifestyle that really sets this one apart! Spend your days by the pool, relax in the spa, fire up the BBQ or have a hit on one of the 4 tennis courts, while the kids enjoy the playgrounds and arcade games room. Tonic by the Bay is just a short stroll away for a meal or a drink, the beach is only 200m from your door, and the Broadwater shops are just around the corner. Busselton CBD, Vasse Farmers Market, Dunsborough and the Margaret River wine region are all within easy reach.

As an owner, you can stay in the property for up to 90 days every year. It's the best of both worlds for buyers who want a holiday base and an investment in one.

Whether you're an investor, a couple looking for your own getaway, or a family wanting a regular down south escape, 85/11 Holgate Road is a fantastic opportunity to secure your place at Broadwater Resort.

Whether you're searching for your forever home or an investment opportunity, don't miss your chance to view this exceptional property - call Jeremy Lloyd 0414 651 458 today!

Disclaimer: Whilst every care has been taken in the preparation of this advertisement and the approximate outgoings, all information supplied by the seller and the seller's agent is provided in good faith. Prospective purchasers are encouraged to make their own enquiries to satisfy themselves on all pertinent matters. Images are for illustrative purposes.

MORE DETAILS

Property ID	1BPGHND
Property Type	Villa
Land Area	39 m2
Including	Ensuite
	Air Conditioning
	Toilets (1)
	Pool
	Spa
	Tennis Court
	Balcony
	Outdoor Entertaining
	Built-in-Robes
	Secure Parking

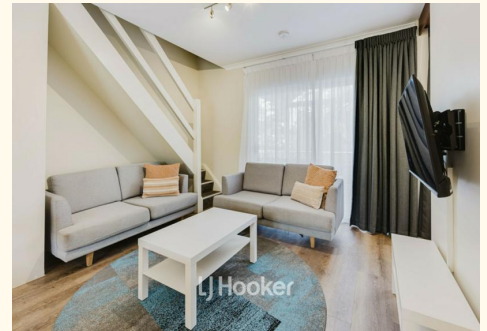
Jeremy Lloyd 0414 651 458

Sales Consultant â€“ Busselton | jeremy.lloyd@ljhsouthwest.com.au

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1st floor



2nd floor



TOTAL: 53 m2

1st floor: 38 m2, 2nd floor: 15 m2

EXCLUDED AREAS: PORCH: 6 m2, BALCONY: 13 m2, WALLS: 9 m2

FLOOR PLAN CREATED BY CUBICASA APP. MEASUREMENTS DEEMED HIGHLY RELIABLE BUT NOT GUARANTEED.