



21 Arlington Esplanade, Clifton Beach

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Clifton Beach Exclusive

Join us on the balcony at our open home and experience this slice of paradise for yourself.

Welcome to a breathtaking coastal residence that's more than just a home – it's a lifestyle. Perfectly positioned to capture uninterrupted ocean views, this intelligently renovated and thoughtfully designed home spans over 400m² under roof, blending sophisticated style with exceptional functionality, being sold fully furnished.

Property Highlights:

- Three expansive levels offering versatile living for families or luxury holidaymakers
- Unmatched ocean and mountain views from multiple vantage points
- Beautifully landscaped tropical gardens with a sparkling in-ground pool
- Multiple entertaining areas, including a massive 85m² front deck and rear deck overlooking the pool
- Strong Holiday Rental returns.

Ground Level:

Enter through handcrafted Balinese wooden doors into a serene oasis. This level features:

- Two spacious bedrooms
- Stylish bathroom
- Kitchenette and study zone

FOR SALE

Please Call

AGENTS

Craig Gillard
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AGENCY

LJ Hooker Cairns Beaches
(07) 4059 0594

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We cannot guarantee or give any warranty about the information provided.
Interested parties must rely solely on their own enquiries.

LJ Hooker

- Generous living area
- Seamless flow to the covered veranda and pool area, perfect for relaxed outdoor living

Middle Level – Entertainer's Dream:

At the heart of the home is a stunning designer kitchen boasting:

- Quality stone benchtops and mirrored splashback
- Walk-in pantry, smart storage, under-bench room for wine fridge
- Premium European stainless-steel appliances

The open-plan layout extends onto an enormous 85m² deck, ideal for entertaining with views across to Double Island. Enjoy long lunches, sunset dinners, or simply relax in style. This level also includes:

- Another spacious bedroom
- Elegant bathroom
- Multiple living spaces
- Rear deck overlooking the pool – perfect for watching the kids play

Top Level – Private Master Retreat:

The top floor is a sanctuary, featuring:

- Kids Bedroom room for six or turn into a Lavish master suite with private lounge and dressing room
- Luxury en-suite with freestanding bath and mountain views
- Private balcony to soak in the ever-changing ocean vista

A Home Like No Other

Whether you're seeking a luxurious family residence or the ultimate tropical getaway, this timeless home offers unparalleled lifestyle, location, and liveability. Every detail has been carefully curated to create a space that is both beautiful and functional.

Don't miss this rare opportunity to secure a one-of-a-kind Oceanview home. Come and see the view for yourself – you won't want to leave.

MORE DETAILS

Property ID	TVEHSS
Property Type	House
Land Area	732 m2
Including	Ensuite Study Air Conditioning Pool Balcony Deck Dishwasher Outdoor Entertaining Floorboards Built-in-Robes Fully Fenced

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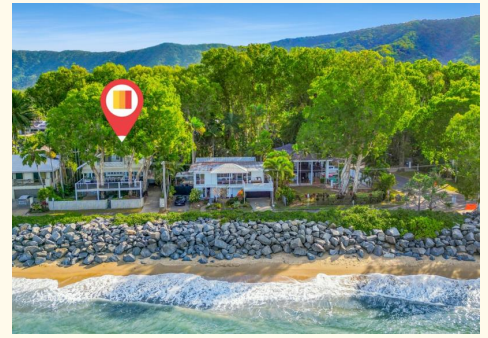
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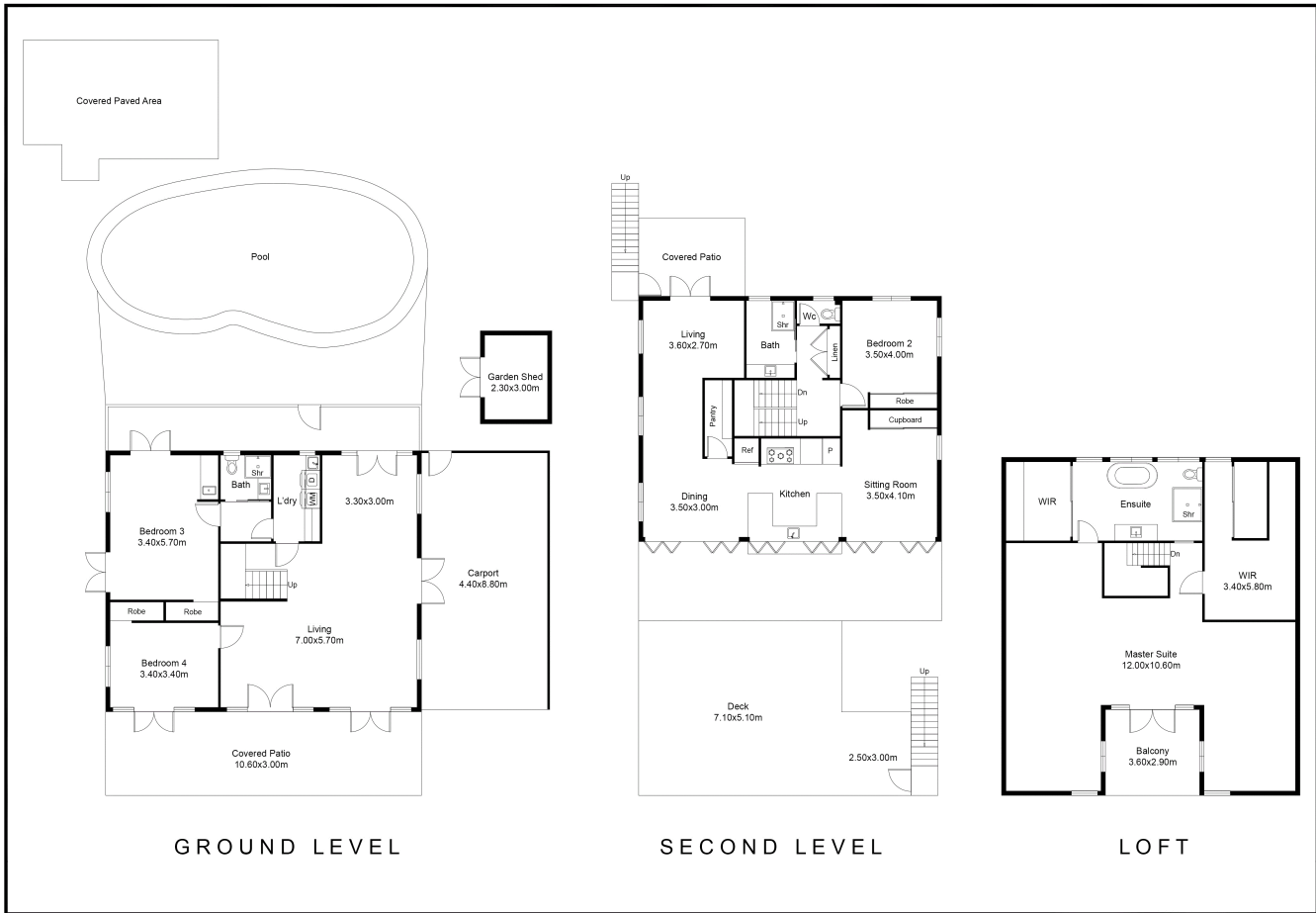
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