



1/309 Esplanade, Lakes Entrance

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GREAT INVESTMENT OF DUAL-KEY APARTMENT IN THE HEART OF LAKES ENTRANCE

FOR SALE
\$430,000 OR NEAREST OFFER

VIEW
By Appointment

AGENTS
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AGENCY
LJ Hooker Paynesville | Lakes Entrance
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An outstanding investment opportunity of a dual-key apartment located within the highly sought after Esplanade Resort & Spa complex in the heart of Lakes Entrance. One of the most popular holiday stay location amongst visitors due to location and facilities leading to great potential for investment earnings. (Y 2024-25 investment income of full apartment was \$72,000). Dual-key design allows the property to be rented as one spacious apartment or divided into two separate suites or live in one section and rent the other one, offering excellent flexibility and strong rental potential. No renovation required. Vendor is happy to receive offers for nearest value. North facing, fully furnished and well designed, the apartment offers two self-contained living spaces. The main section features a fully equipped and functioning kitchen, open-plan living with glass wall allowing sunlight, practical dining area, and a spacious bedroom with ensuite. The second suite includes a private bedroom with its own kitchenette and ensuite.

Situated on the third floor this apartment provides easy access and beautiful views across the Bass Strait. Balcony in the second suite

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.

 **LJ Hooker**

provides a relaxing seating to enjoy the breeze.

Resort is located in the main part of the town with walking distance to local cafes, restaurants, shops, beaches, foot bridge, Ninety Mile Beach and popular waterfront attractions.

Resort Facilities ;

- Indoor and outdoor heated swimming pools
- Tennis court and children's playground
- On-site restaurant, bar and cafe
- Secure undercover parking and additional boat storage

MORE DETAILS

Property ID	MSUFCA
Property Type	Unit
House Size	85 m2
Land Area	7027 m2
Including	Air Conditioning
	Toilets (2)
	Pool
	Tennis Court
	Balcony
	Gym
	Dishwasher
	Outdoor Entertaining
	Built-in-Robes
	Secure Parking

Upeka Jay

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Disclaimer: Whilst every attempt has been made to ensure the accuracy of this floor plan, measurements of doors, windows, rooms and any other items are approximately only. The producer or the agent cannot be held responsible for any errors, omissions or misstatements. This plan is for illustrative purposes only and should be used as such.