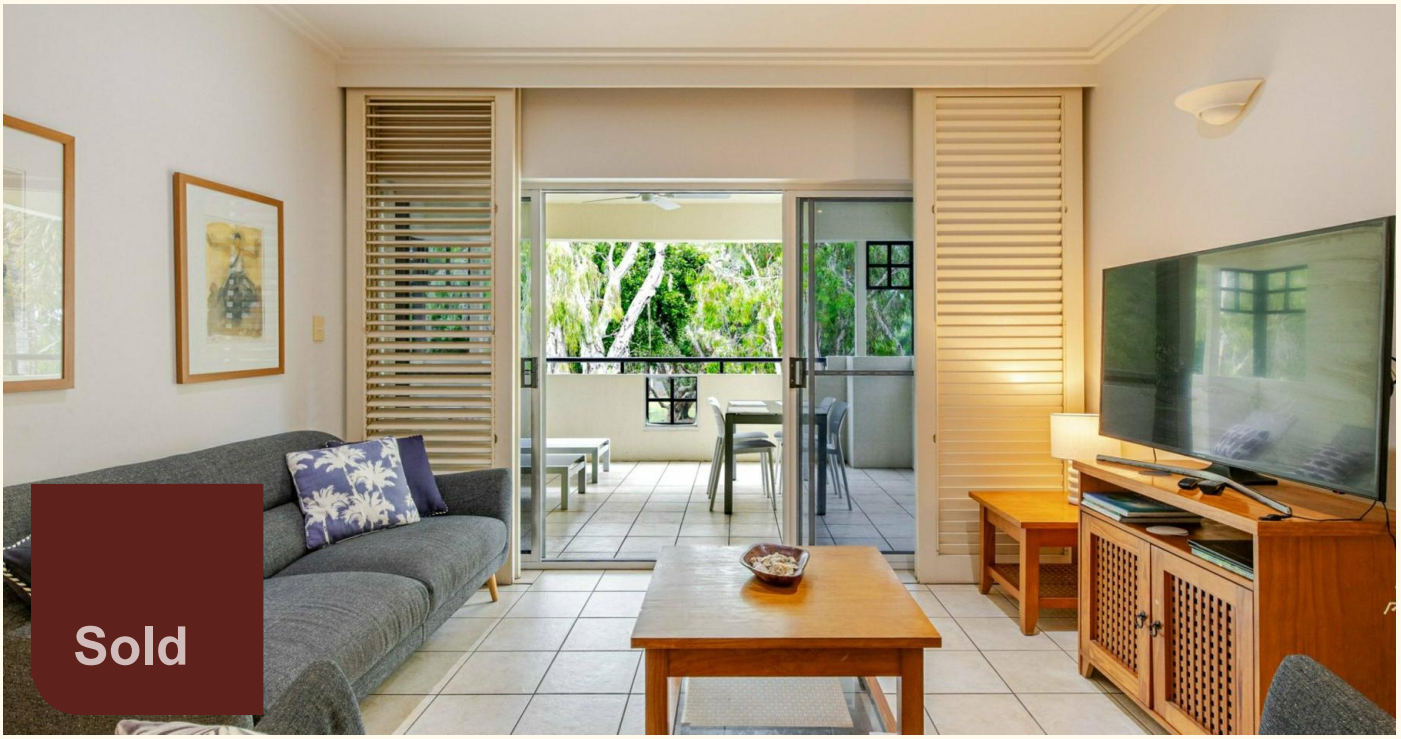

9/36-40 Mowbray Street, Port Douglas

CONTEMPORARY APARTMENT MERE STEPS TO THE BEACH

Here's a great opportunity to get beachside in Port Douglas with this spacious, fully furnished apartment that resides mere steps from the golden sands and warm tropical waters of Four Mile Beach.

Located at the well regarded and perfectly positioned Mowbray By The Sea complex, the apartment offers a very convenient two-bedroom, two-bathroom configuration teamed to a full kitchen, lounge room, internal laundry and great balcony with a pleasant outlook.

The large light-filled bedrooms feature carpeting, air conditioning, ceiling fans and built-in wardrobes, while both ensuite bathrooms have been fully renovated with floor to ceiling tiles, rain showers, floating vanities and semi-separate toilets.

The tiled, open plan dining and lounge space offers both air conditioning and ceiling fans for maximum comfort, or open up the sliding doors to invite the natural sea breezes in.

With its outdoor dining table and sunlounges, the large breezy balcony provides a seamless integration of indoor and outdoor tropical living. You will love the outlook and enjoy the sea breezes.

2 **2** **1**

FOR SALE
$575,000

AGENTS
Shane Wight
0409 417 316
swight.portdouglas@ljhooker.com.au

AGENCY
LJ Hooker Port Douglas
(07) 4099 4099

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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

While Port Douglas' vast array of bars, restaurants and cafes will have you spoiled for choice, you can also very happily and comfortably choose to stay in thanks to the fully optioned kitchen that features an oven, cooktop, stone benchtops, microwave, large fridge, dishwasher, dual sinks and good storage space.

Other enticing features include:

- 150 metres to Four Mile Beach and Surf Club (restaurant and bar)
- 200 metres to Macrossan Street (shopping, cafes, restaurants, pubs)
- Covered parking for 1 vehicle (on title) - with owner's lock up
- 25-metre heated pool
- Guest BBQ/entertaining area
- Currently managed by excellent onsite management team

With its enviable location and great feature set, this apartment is sure to garner some interest. For additional details or to request an inspection, contact Shane on 0409 417 316 or swight.portdouglas@ljhooker.com.au

MORE DETAILS

Property ID	142YF4A
Property Type	Unit
Land Area	116 m2
Including	Air Conditioning
	Toilets (2)
	Pool
	Balcony
	Dishwasher
	Outdoor Entertaining
	Built-in-Robes
	Secure Parking
	Ceiling Fans
	Furnished
	Modern Bathroom & Kitchen
	Laundry

Shane Wight 0409 417 316
Property Sales and Licensed Auctioneer |
swight.portdouglas@ljhooker.com.au

LJ Hooker Port Douglas (07) 4099 4099
Shop 3/31 Macrossan Street, PORT DOUGLAS QLD 4877
portdouglas.ljhooker.com.au | portdouglas@ljhooker.com.au

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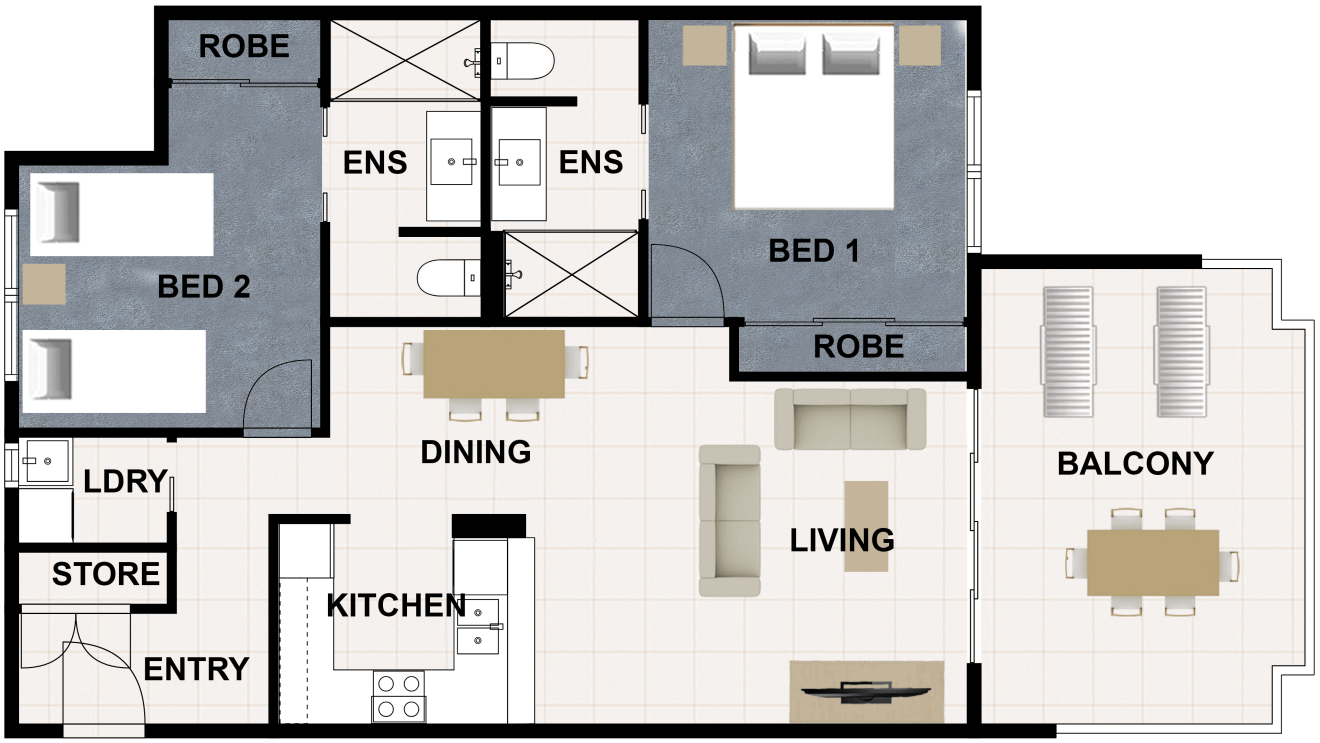

9 Mowbray by the Sea

FOR ILLUSTRATIVE PURPOSES ONLY
NOT TO SCALE

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