







Unit 36/371 Esplanade, Scarness

A Beachfront Lifestyle with All the Comforts of Home

Positioned on the top floor of the highly regarded Bay Apartments, this impressive corner residence offers a rare opportunity to secure spacious, house-sized apartment living in a premium beachfront setting.

Capturing sweeping northerly views across Hervey Bay and along Charlton Esplanade, this exceptional home combines elevated coastal living with privacy, natural light and an abundance of space, all directly opposite the beach.

Thoughtfully designed for comfortable everyday living, the residence features three generous bedrooms, two separate living areas and an expansive balcony that extends the living space outdoors. Soaring ceilings in both the main living area and master suite enhance the sense of space, while the desirable corner position allows for excellent natural light and added privacy, with no neighbouring balcony directly overlooking the residence.

The master suite provides a peaceful retreat, complete with a spacious walk-in robe, ensuite with dual vanities and direct access to the balcony. Two additional king-sized bedrooms are positioned along

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FOR SALE
$1,299,000

VIEW
By Appointment

AGENTS

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the hallway, each featuring an external window and ducted air-conditioning. The main bathroom includes a spa bath and separate toilet, while a dedicated laundry and generous storage further enhance the home's practical appeal.

At the heart of the residence, the well-appointed kitchen features stone benchtops, quality cabinetry and stainless-steel appliances, connecting seamlessly with the open-plan living and dining areas. Beyond this, a separate second living space offers versatility for a media room, quiet retreat or additional sitting area.

Offered fully furnished, the apartment is ready to enjoy from day one, whether as a permanent coastal residence, a private holiday escape or a combination of both. Two secure, side-by-side basement car spaces and two lockable, ceiling-height storage cages provide further convenience and valuable additional space.

The Residence
- Elevated top-floor corner position with sweeping views across Hervey Bay
- Three spacious bedrooms, each with ducted air-conditioning and an external window
- Generous master suite with ensuite, dual vanities, walk-in robe and balcony access
- Two bathrooms, including a main bathroom with spa bath and separate toilet
- Impressive high ceilings to the main living area and master suite
- Expansive balcony flowing from the living and dining areas
- Well-appointed kitchen with stone benchtops and quality appliances
- Separate second living area for added flexibility
- Dedicated laundry and excellent storage
- Fully furnished and ready to enjoy
- Two secure side-by-side basement car spaces
- Two lockable, ceiling-height storage cages

The Bay Apartments — Resort Living by the Beach
Set within one of the area's few six-storey apartment complexes, The Bay Apartments is a boutique residential community comprising just 36 generously proportioned residences. Combining the appeal of a smaller complex with an impressive range of resort-style facilities, it offers a relaxed, secure and welcoming environment. Beautifully maintained tropical gardens, secure gated entry and onsite management contribute to the property's appeal, while a mix of permanent residents and holiday accommodation creates an established coastal community.

Residents enjoy access to an excellent range of facilities, including:
- Heated 25-metre swimming pool, spa and wading area
- BBQ and outdoor entertaining facilities
- Fully refurbished gymnasium
- Sauna
- Tennis court
- Secure gated entry and landscaped tropical gardens

An Enviable Esplanade Address
Directly opposite the popular Scarness foreshore, this address places the best of Hervey Bay's coastal lifestyle within easy reach. Start the day with a walk along the waterfront, enjoy coffee at a nearby caf&aecute; or spend the evening dining along the Esplanade, with the beach and local amenities just moments from your door.

Whether you are searching for a spacious permanent residence, a luxurious holiday base or a premium coastal property to enjoy with family and friends, this apartment delivers an appealing balance of lifestyle, space and convenience.

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Generous in scale, impressive in outlook and exceptional in position — discover beachfront living where you can truly feel at home.

Approximate Property Outgoings
Body Corporate: $ 15,213.10 / year
Council Rates: $ 4,367.31 / year

Please note: Figures are provided as a guide only and buyers should make their own enquiries with the relevant authorities/body corporate regarding current charges.

MORE DETAILS

Property ID	BM3HXD
Property Type	Unit
Including	Ensuite
	Ducted Cooling
	Ducted Heating
	Pool
	Tennis Court
	Balcony
	Dishwasher
	Built-in-Robes
	Secure Parking











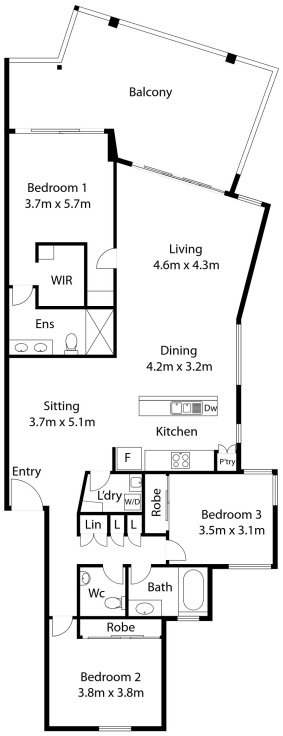
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Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for error, omission or mis-statement. This plan is for illustrative purposes only and should only be used as such by any prospective purchaser. The service systems and appliances shown have not been tested and no guarantee as to their operability or efficency can be given.

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