



18/45 Pohlman Street, Southport




## Top Floor North-East Apartment in Prime Southport Position - Entry Level Buying with Upside

Positioned in the tightly held "Telesto Place" complex, this top floor apartment delivers an exceptional opportunity to secure a well-located property in the heart of Southport. Set within a boutique three-level walk-up with secure basement parking and onsite management, this neat and tidy residence is perfect for investors or buyers looking to add value over time.

Enjoying a desirable north-east aspect, the apartment captures natural light and coastal breezes, enhancing the comfortable and functional layout.

### Property Features:

- Top floor position with desirable north-east aspect
- 2 well-proportioned bedrooms
- 1 bathroom with practical layout
- Open plan living and dining area
- Private balcony overlooking the complex grounds
- Secure undercover car space (1 allocated)
- Located within a well-maintained complex with onsite manager

2  1  1 

### FOR SALE

Offers Over \$649,000

### VIEW

By Appointment

### AGENTS

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### AGENCY

LJ Hooker Southport

(07) 5591 5222

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.



- Resort-style in-ground pool and BBQ entertaining area

#### Investment Snapshot:

- Currently leased at \$600 per week
- Fixed lease in place until 28/09/2026
- Strong rental demand in a high-growth location
- Outstanding entry-level buying with value-add potential

Location Highlights: this is where the property truly stands out - positioned in one of Southport's most convenient pockets:

- Directly opposite the G:Link light rail station, providing seamless connectivity across the Gold Coast
- Approximately 100m to tram access and only minutes to Griffith University, Gold Coast University Hospital, and Broadbeach
- Easy walk to Southport CBD and Australia Fair Shopping Centre for major retail, dining and entertainment
- Just 450m to Queen Street Village featuring cafés, restaurants, IGA and everyday conveniences
- Close proximity to the Broadwater Parklands and vibrant dining precinct
- Within walking distance to leading schools including St Hilda's School and Southport State School (approx. 600m)
- Short drive to Ferry Road Markets and major lifestyle amenities

#### Why You'll Love It:

This is a smart, affordable entry into a blue-chip inner-city location. With unbeatable proximity to transport, schools, shops and the CBD, plus an existing tenancy in place, it represents a low-risk investment with immediate income and future upside.

Opportunities in this position and price range are increasingly rare - act quickly to secure your foothold in one of the Gold Coast's most connected locations.

#### MORE DETAILS

Property ID	10PUF4K
Property Type	Unit
Including	Air Conditioning
	Intercom
	Pool
	Balcony
	Dishwasher
	Built-in-Robes
	Secure Parking

#### Alex McCormack 0411 510 099

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# LJ Hooker Southport

ALEX MCCORMACK 0411 510 099

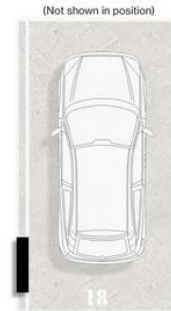
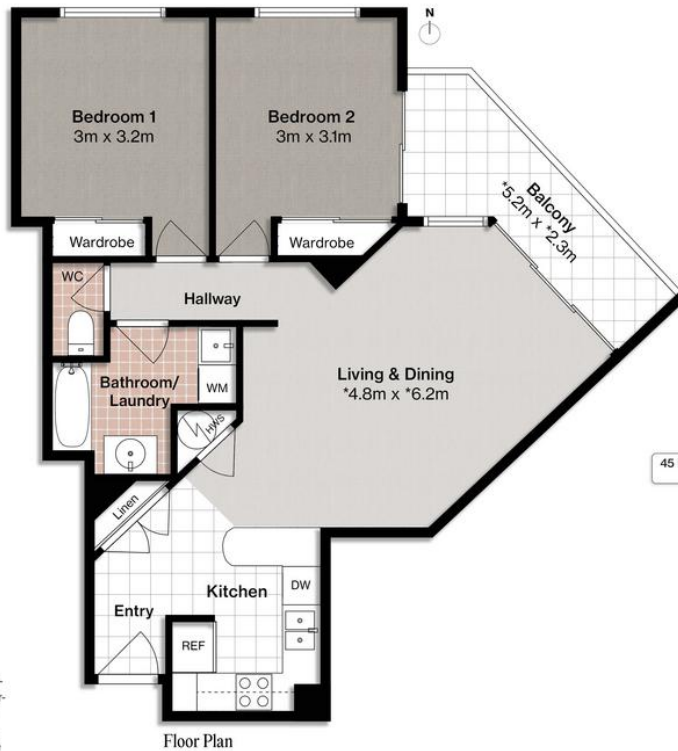
'Telesto Place'  
18/45 Pohlman Street  
Southport

Internal 69m<sup>2</sup>  
Balcony 7m<sup>2</sup>  
Total 76m<sup>2</sup>  
Car Space 15m<sup>2</sup>

2 Bed  
1 Bath  
1 Car

**BIANCO  
STUDIO**  
Disclaimer

This floor plan is a detailed representation created to enhance your understanding of the property's potential. While we strive for accuracy, dimensions are approximate and should be verified for complete assurance.

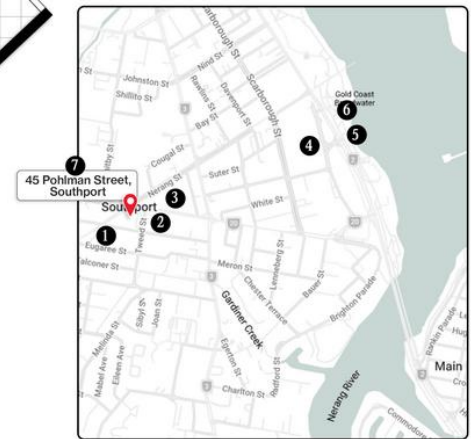


**Parking Bay 18**  
5.5m x 2.7m

Basement : Car Space

**Map Legend :**

1. West End Shopping Centre
2. The Southport Private Hospital
3. Queen St Village
4. Australia Fair Shopping Centre
5. Broadwater Parklands
6. Gold Coast Aquatic Centre
7. Southport State School



Location Map