



## Surfers Paradise, 3323/23 Ferny Avenue

### Spacious High-Floor Apartment with Ocean & City Views —Chevron Renaissance

Positioned high above the heart of Surfers Paradise, this rarely available three bedroom apartment in the sought-after Chevron Renaissance offers the perfect blend of lifestyle, luxury, and location. With a prized north-east aspect and sweeping views of the ocean and city skyline, this well-maintained residence is ideal for those seeking a coastal retreat, a spacious home, or a strong-performing investment. Selling Fully Furnished. Inventory List provided at time of contract

Used exclusively as a winter getaway, the apartment is in excellent condition and ready for its next chapter.

Property Features:

- \* Three generous bedrooms, all with balcony access and built-in wardrobes
- \* Master bedroom with private ensuite and stunning views
- \* Main bathroom with modern finishes and a separate internal laundry



**Disclaimer:** 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.

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**For Sale**

Offers over \$1,250,000

**View**

By Appointment

**Contact**

**Mason Niari**

0415 755 137

mason.niari@ljhooker.com.au

**LJ Hooker Paradise Point**  
(07) 5564 1414



- \* Expansive open-plan living and dining area filled with natural light
- \* Well-appointed kitchen with breakfast nook and panoramic outlook
- \* Ducted air conditioning throughout for year-round comfort
- \* Large, sunny balcony perfect for relaxing or entertaining
- \* Two secure lock-up storage cages in the basement

#### Chevron Renaissance Building Amenities:

- \* Lagoon-style outdoor pool with sandy beach entry
- \* Indoor heated lap pool, multiple spas, sauna and fully equipped gym
- \* Resident's lounge, games room, and BBQ areas
- \* Secure complex with onsite management

#### Location:

Enjoy direct access to Chevron Renaissance Shopping Centre with supermarkets, restaurants, cafés, retail outlets, and essential services right at your doorstep. Just a short stroll to Surfers Paradise beach, light rail, and nightlife —this is inner-city coastal living at its finest.

Perfect as a low-maintenance home, holiday apartment, or investment property in a high-demand precinct.

Contact Mason Niari on 0415 755 137 to arrange your private inspection today.

#### Disclaimer:

We have, in preparing this advertisement, used our best endeavours to ensure the information contained herein is true and accurate. However, we accept no responsibility and disclaim all liability for any errors, omissions, inaccuracies, or misstatements. Prospective purchasers should make their own enquiries to verify the information contained herein.

## More About this Property

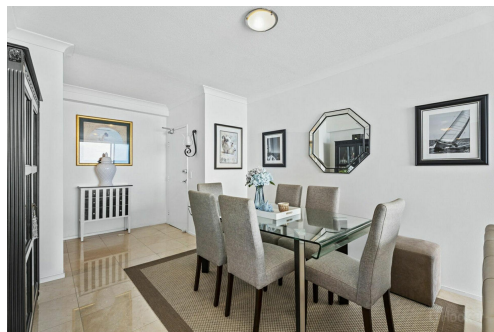
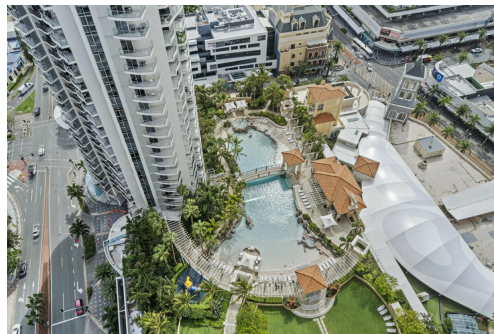
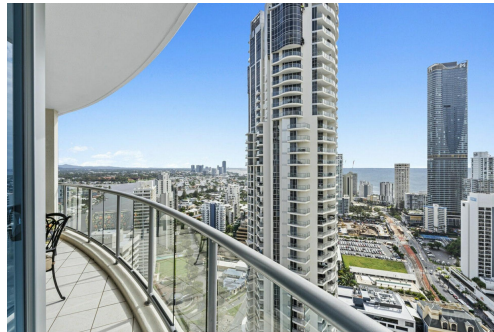
Property ID	12B4H4J
Property Type	Apartment
Including	Ensuite

#### Mason Niari 0415 755 137

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3323/23 FERNY AVENUE, SURFERS PARADISE

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Internal: 124m<sup>2</sup> | External: 17m<sup>2</sup> | Total: 141m<sup>2</sup>

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other item are approximate and no responsibility is taken for any error, omission, or misstatement. This plan is for illustrative purposes only and should only be used as such by any prospective purchaser.

