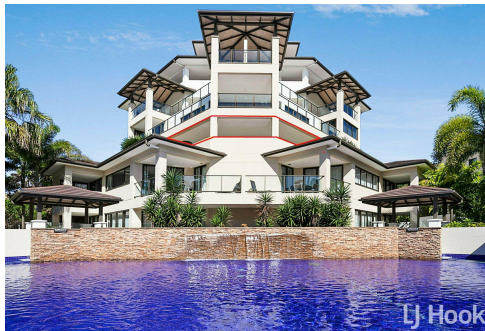




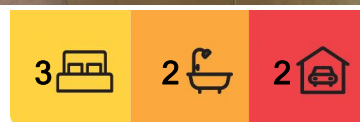
Torquay, Unit 305/468 Esplanade

UNDER CONTRACT | LUXURY HOLIDAY APARTMENT IN ALLEGRA

Hervey Bay's most highly sought-after resort Grand Mercure Allegra has the opportunity of a life-time with one of its largest and front-positioned apartments hitting the market for the very first time. Offering Luxury above all other resorts in Hervey Bay, this superb apartment complex comprises of 49 units, opposite one of Hervey Bay's only "all-tide" swimming beaches and is the perfect opportunity to experience each and every day in paradise against the backdrop of the beautiful tropical waters of Hervey Bay.

This 3rd floor apartment boasts:-

- 3 formal bedrooms that are all inbuilt with robes, the master offering a walk-in robe as well as a presidential ensuite including a walk-behind shower as well as spa bath.
- A sitting room sits off the master suite which receives the beautiful morning sun, the ideal spot to read the paper.
- Upon entering the apartment, you are presented with a sprawling open-plan lounge and



For Sale
Please Call

View
ljhooker.com.au/AZXHXD

Contact
Tony Sprake
0407 745 714
tony.sprake@ljhooker.com.au



LJ Hooker Fraser Coast
07 4191 3500

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.

dining room that looks out to the 180 degrees of views across Hervey Bay and esplanade precinct.

- A stylish and well-appointed kitchen with a large island preparation bench featuring opulent stone benchtops, a breakfast bar, incredible storage, and ample pantry space as well as quality appliances including an electric cooktop with a range hood, an oven and a dishwasher.
- Ducted air-conditioning is available throughout the apartment.
- The apartment has never been let nor rented in all the time of its ownership and as such, there is next to no evidence of damage or wear & tear throughout.
- Both bathrooms offer porcelain tiling and stone top vanity's and the elegance that is exhibited is precisely what one would expect from such a grand resort.
- Balconies look all the way through to the east and then right the way around to the west which, along with the panoramic views, offers a variety settings in which to host guests all day and all year round.
- A Euro-style laundry closet that does not take up an ounce of precious room.
- Underground secure car parking for 2 vehicles which is rarely available these days especially with the added secure storage cage facility.
- The Grand Mercure Allegra Resort is lucky to be able to offer one of the finest on-site management services in Hervey Bay that ensures investment owners that they are achieving both regular income through short term holiday accommodation all year round.
- Top-end resort facilities including a 22-metre heated swimming pool, a gymnasium and a sauna room;
- A beach lifestyle is the essence of this apartment and what the resident will ultimately achieve with this incredible apartment.
- Located in the popular Torquay restaurant and cafe precinct with morning coffee options available in all directions you look and one of Hervey Bay's most renowned restaurants Santini's right at your doorstep at the front of the complex.
- Beautifully maintained tropical resort gardens and grounds.

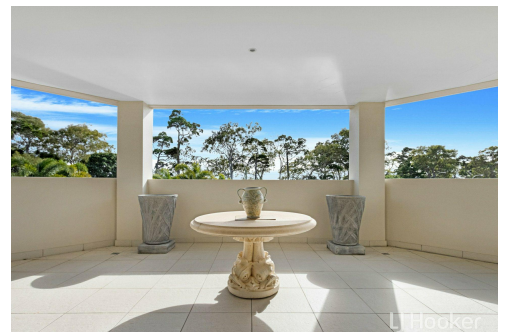
As already mentioned, this is the first time this apartment has been offered for sale and the opportunity to achieve such a remarkable beachfront investment, or live-in apartments will not last long on the market. So… be quick not to miss out by contacting Hervey Bay's no.1 agent Tony Sprake to arrange your private viewing today.

More About this Property

Property ID	AZXHXD
Property Type	Unit

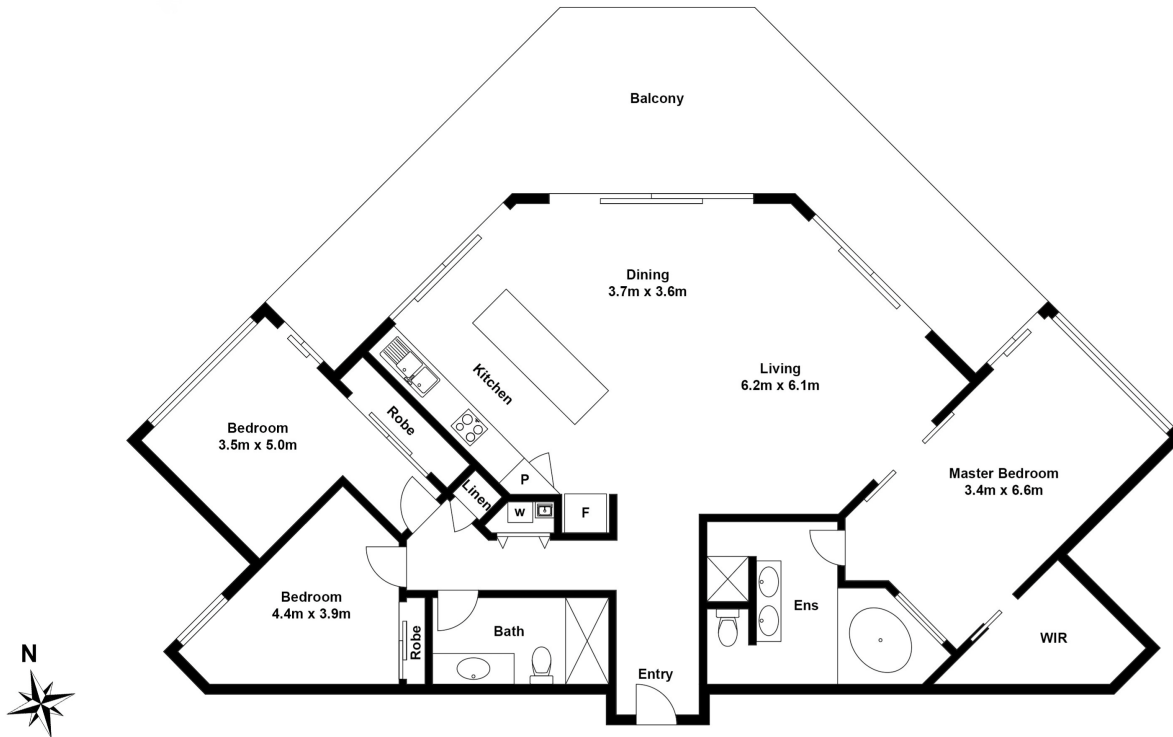
Tony Sprake 0407 745 714
Licensee | tony.sprake@ljhooker.com.au

LJ Hooker Fraser Coast 07 4191 3500
331 Esplanade, SCARNESS QLD 4655
frasercoast.ljhooker.com.au | frasercoast@ljhooker.com.au



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.

LJ Hooker Fraser Coast
07 4191 3500



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 efficiency can be given.