

That's an error.

That's all we know.



















Unit 21, 30-32 River Esp, Mooloolaba



## FRESHLY RENOVATED RIVER ESPLANADE APARTMENT

Mooloolaba Main Beach is recognised nationally as a hot spot for investors and the Nautilus Resort building is located just a 60 second stroll to the sand. Buyers are often forced to choose between either a blue chip location or a quality apartment – rarely do we have the chance to offer a property that ticks both boxes. U21 @ 32 River Esplanade presents a terrific investment opportunity and we are confident you will find the classy, timeless renovation to your liking.

The apartment is positioned on the north eastern side of the complex and features a functional floorplan. The kitchen, living and dining spaces are open plan with plenty of natural light. Air conditioning keeps the unit cool in the summer months. Both bedrooms are generous in size complete with built in robes.

Additional features include:

- Chic, classic colour scheme throughout
- Stone benchtops in kitchen with quality appliances
- Fully furnished – settle and start benefiting from a terrific return on investment straight away
- Fresh flooring throughout, renovation completed 2023. New air conditioning and TV
- Option to 'lock off' as a one bedroom apartment, or sleeps 6 (with sofa bed)
- One minute walk to Mooloolaba Esplanade, Mooloolaba Surf Club and patrolled beach
- One minute walk to Mooloolaba Wharf Dining and Entertainment Precinct
- 1hr10 to Brisbane Airport
- 10 mins to new Maroochydore CBD

The complex features terrific facilities for holiday makers including a resort style pool, spa, gym, mini golf space and BBQ area.

It is hard to beat waking up to the sound of the waves crashing on the shore, paired with the smell of bacon + eggs and freshly brewed coffee from the funky cafes just a minute from your front door. You can secure this investment in real estate and lifestyle now.

Phone Indiana on 0404 155 581 or Justin 0400 822 069 for further information or to book an inspection.

*The above information provided has been furnished to us by the vendor/s. We have not verified whether or not that information is accurate and do not have any belief in one way or the other in its accuracy. We do not accept any*

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**Price** SOLD for \$475,000  
**Property Type** Residential  
**Property ID** 10907

### AGENT DETAILS

Indiana Voss - 0404 155 581  
 Justin Voss - 0400 822 069

### OFFICE DETAILS

Sippy Downs  
 Shop 2B/1 Chancellor Village  
 Boulevard Sippy Downs, QLD, 4556  
 Australia  
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*responsibility to any person for its accuracy and do no more than pass it on. All interested parties should make and rely upon their own inquiries in order to determine whether or not this information is in fact accurate.*