

Sold



Unit 505/5 Bermagui Cres, Buddina



Could it get any better than being situated between Sea and Shops?

Convenience is King here from this fabulous location so close to it all! An exciting opportunity awaits for a savvy investor as this property is being sold fully furnished and can be placed in the rental pool and earn the smart purchaser some good income! The apartment sits high on the 5th floor and is light bright and airy with windows in all bedrooms with door from master bedroom leading out onto balcony. The location of these apartments are second to none as you will go a long way before you find a complex that is located between a patrolled beach and major shopping centre that has gold class cinemas, lots of restaurants, Aldi, Coles, Woolworths, Big W, a medical centre, post office and so so much more!

You can catch a wave in the morning, take a great nature walk up to Point Cartwright lighthouse and take in the magnificent views and stroll back along the river watching the boats go by. Enjoy a superb coffee on your return at one of the lovely coffee shops on offer on

3 2 2

Price	SOLD for \$998,000
Property Type	Residential
Property ID	382
Floor Area	138 m2

Agent Details

Leanne King - 0439910235

Office Details

The Property League
07 5476 3579

AroRealty

ground level where there's also a beauty salon, barber shop, physio, pilates and more. Why not head over to the Surf Club for lunch or do a spot of shopping in the afternoon as lots of boutiques, hairdressers etc to choose from. Finish the day with a movie and a cocktail at the Gold Class Cinemas and choose from one of the many great restaurants that's on offer including Korean Barbeque and the Kawana Hotel which is very popular and only a short 5 minute stroll. Everything you need is literally right on your door step and at the end of the day you or your guests will drift off to sleep listening to the sound of the ocean!

The apartment is easy maintenance with high ceilings giving it a more spacious feel and is beautifully furnished with a lovely view of the ocean off to the left and the hinterland to your right! There is a complex going up almost beside The Hedge and apartments on lower levels with similar floor space are selling for several hundred thousand more so this is priced to sell and 4 years young and is established and ready to move into right now so don't hesitate as at this price it won't sit for long! All Bedrooms are very large with built ins and the Master bedroom has an ensuite and offers good separation from the other 2 bedrooms. The apartment is stylish with modern appliances, fixtures and fittings and with the furniture package being included it's definitely a no brainer!

There are 2 car parks in the basement and a handy storage cage for those items that don't need to come up to the unit and there are plenty of bike racks in the basement. There are 2 convenient and fast lifts that service the building and it is very safe and secure with an intercom downstairs to announce arrivals! On the first floor there is a magnesium swimming pool, a gymnasium, a lending library where you can borrow a book or puzzle to enjoy and a BBQ with seating areas to enjoy your meal and take in the great coastal vibes on offer at beautiful Buddina which is fast becoming Sunshine Coasts hottest spot to invest in with 2 large apartment complexes currently being built. The body corp fees are reasonable at only \$6100 per annum and includes insurance.

It's also only a short drive into the very popular Mooloolaba Beach and Esplanade and there are 2 state of the art hospitals less than 10

minutes away. Buddina is such a handy central location and nothing is too far away, its only 20 minutes to the local airport and an hour to Brisbane Airport. There's plenty of public transport just over the road which can take you to the University, The Plaza and its in the Zone for Mountain Creek School which is classed as one of the best Public Schools on the Sunshine Coast. The Buddina Primary School is literally a one minute walk from the Hedge so all in all it's definitely a great place to live or invest in.

Why not secure this apartment now, rent out a few years, enjoy a good income and then move in when the time is right?

- High on 5th with high ceilings
- Stylish large open plan living
- Ocean and hinterland views
- Built in 2019 looks like New!
- 2 minute walk to Patrolled Beach
- Pool, Gym and BBQ first floor
- Very popular Kawana Surf Club
- Shopping Centre and Cinemas
- Many Restaurants to choose from
- 2 Coffee Shops in Hedge + more
- 3 large Bedrooms with built ins
- 2 undercover Carparks + Storage
- Relax on very Wide 26 M2 balcony
- Furniture package great investment
- Live in or air bnb for good income
- Intercom and serviced by 2 Lifts
- BC Fees \$6100 PA with insurance
- Central location, bus stops nearby
- Only 20 mins to local Airport
- 7 mins to Mooloolaba Esplanade
- 7 mins to Hospital Precinct
- 1 hour to Brisbane Airport
- Buddina newest Coastal Hot Spot

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 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.

