



# FOR SALE

**SOLD! SOLD! SOLD!**

Enjoy Broadwater living at its best in this 6th floor, contemporary apartment, with spectacular, 180-degree, Hinterland views. Silvershore is situated opposite the sandy Broadwater foreshore.

This modern apartment is flooded with natural light. The sleek, white entertainer's galley kitchen has ample storage, mirrored splash-backs, stainless steel appliances and gas cook top. The light and bright open plan living/dining area has patio doors that stack back completely to give the indoor/outdoor feeling that the Gold Coast lifestyle is all about and lead straight out to the generous private balcony, so its ideal for entertaining. Just sit back, relax with a glass of champagne and enjoy your sunset views.

The Master bedroom has great views, looking over the living area to the Hinterland beyond and has built in mirrored wardrobes, shutters and a 2-way en-suite bathroom. The study/multi purpose room/bedroom has obscured sliding doors so can easily be used as an occasional bedroom for your guests.

Silvershore is positioned on Marine Parade with direct access to the Broadwater, walkways and parks and is only a stroll to restaurants and cafes, amenities and shops, Easy access to Griffith University, Gold Coast University Hospital, and Runaway Bay Shopping Centre and Harbour Town for outlet shopping. Ideal apartment would suit the discerning owner-occupier, holiday get away/weekender or investment property

Apartment Features Include:-

- Spacious open plan living
- Modern gourmet kitchen
- Generous Master bedroom with triple mirrored wardrobes
- Bedroom 2/Study/Multi purpose room
- European laundry
- Ducted air-conditioning
- 1 very convenient, underground parking space
- Low Body Corporate approx. \$90 per week

Silvershore Apartment Facilities Include:

**1 BED | 1 BATH | 1 CAR**

**PRICE:**

**REDUCED \$310,000 TO SELL**

**OPEN FOR INSPECTION:**

**N/A**



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# FLOOR PLAN | LEVELS 1-8 | TYPE A HINTERLAND



Type A2	Type A3	Type A4	Type A5	Type A6
Internal 65 m <sup>2</sup>	Internal 65 m <sup>2</sup>	Internal 65 m <sup>2</sup>	Internal 65 m <sup>2</sup>	Internal 65 m <sup>2</sup>
Balcony 18 m <sup>2</sup>	Balcony 12 m <sup>2</sup>	Balcony 11 m <sup>2</sup>	Balcony 14 m <sup>2</sup>	Balcony 16 m <sup>2</sup>
<b>Total 83 m<sup>2</sup></b>	<b>Total 77 m<sup>2</sup></b>	<b>Total 76 m<sup>2</sup></b>	<b>Total 79 m<sup>2</sup></b>	<b>Total 81 m<sup>2</sup></b>

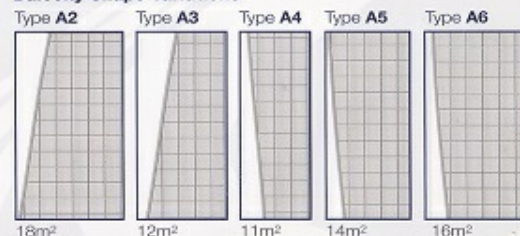
No of Bedrooms - 1 + Study  
No of Bathrooms - 1  
No of Car Parks - 1



**Note** - Typical floor plan shown, balcony shapes & sizes vary.



## Balcony Shape Variations



The particulars in this document are set out as a general outline only. This is representative as a guide only and does not constitute an offer or a contract. Intending purchasers are advised to carry out their own investigations of the correctness of each description or reference. All details were correct at the time of printing and are subject to change without notice.

**Disclaimer:** Please note this floor plan is for marketing purposes and is to be used as a guide only. All dimensions are estimates only and may not be exact measurements.