



# FOR SALE

## PEPPERS SOUL - LEVEL 19, EAST FACING, FULLY FURNISHED, INCREDIBLE VALUE & OWNER MUST SELL!

Spectacular, unobstructed ocean and coastal views from the 19th floor of 'Soul'. This sophisticated and luxurious apartment offers a lifestyle that no other building can. Only the highest quality of fixtures and fittings spread over 124sqm of indulgence. Live in, rent out or lock up. This apartment has everything you need and more.

- Six star beach front living in the heart of Surfers Paradise;
- Sensational ocean views from every room
- Two elegant bedrooms and two marble finished bathrooms;
- A sizable balcony perfect for entertaining and taking in the ocean breeze;
- Sold fully furnished
- Gourmet kitchen featuring island beach and quality appliances;
- Ducted air-conditioning throughout, separate laundry, pet friendly;
- Facilities include: Gymnasium, indoor/outdoor heated pools, sauna, BBQ area;
- Cafes, restaurants and entertainment at your doorstep;
- Just moments from the light rail and other public transport;

Body corp: approx. \$179.00 per week  
Council rates: approx. \$67.00 per week  
Water rates: approx. \$33.00 per week  
Holiday let income (7 months) approx. \$35,855.43  
Potential Permanent Rental Return: approx. \$850.00 - \$900.00 per week

Please contact David Druce for you private inspection.

2 BED | 2 BATH | 1 CAR

PRICE:  
UNDER CONTRACT

OPEN FOR INSPECTION:  
N/A



**David Druce**  
**0414404050**  
druce@atrealty.com.au  
[www.atrealty.com.au](http://www.atrealty.com.au)



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.