



## FOR SALE

### SIMON SAYS... SOLD FOR A PREMIUM SALE PRICE!

Enjoy the best of both worlds, expansive Northerly aspect water views and no backyard to maintain – how good is that?? Sit back, relax, and unwind taking in unobstructed direct water views overlooking the canal waterway.

This 2 bedroom villa is well presented throughout featuring generous sized bedrooms with built in robes.

The Atrium design boasts a private internal courtyard and offers the largest living area of all unit designs in the complex.

Entertaining will be a breeze in the well-appointed kitchen which leads out to the private atrium courtyard, there's also a covered outdoor entertaining area at the back of the villa which offers a lovely private low maintenance courtyard which boasts an outlook over the waterway, local park and garden setting, an ideal place to have breakfast or sit back and take in the water views.

Walk across the road to the local shopping centre, restaurants / eateries and public transport. Just 3 minutes' drive to Kawana shopping centre and 8 minutes' drive to Kawana university hospital.

With less than 60 waterfront units in the complex and only a handful facing North here is a great opportunity for you to secure such a rare opportunity.

"The Palms" complex is one of Kawana's most sought after FREEHOLD villa's marketed to over 50's offering low body corporate rates and no expensive exit fees.

Make the move today, your new low maintenance waterside lifestyle is waiting.

2 BED | 1 BATH | 1 CAR

#### PRICE:

Offers Over \$525,000

#### OPEN FOR INSPECTION:

N/A



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