



# SOLD

## FANTASTIC BALCONY – SO BIG YOU’LL LIVE OUT THERE !

Enjoy Broadwater living at its best in this 3rd level contemporary apartment. This great apartment is flooded with natural light. Silvershore is situated opposite the sandy Broadwater foreshore.

The spacious open plan living/dining area, leads out to an extra-large private 30m2 balcony that is ideal for entertaining or to simply sit back and relax with a glass of wine. The modern entertainer's kitchen has mirrored splashbacks, stainless steel appliances - gas cooktop & dishwasher and stone benchtops. Plus, has ample space to install a kitchen island if wanted.

The Master bedroom leads directly out to the spacious balcony via floor to ceiling, stacking patio door, has windows looking towards The Broadwater and walk thru wardrobes to the 2 way, ensuite bathroom.

Bedroom 2 with space to install extra storage if required

This modern apartment 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.

The perfect apartment for home or investment. You can stay when it suits you and holiday let when you want to or live in or rent out permanently - the choice is yours.

### Apartment Features

- European laundry
- Ducted and zoned air-conditioning throughout
- 1 underground parking space
- Low Body Corporate approximately \$95 per week
- Vacant and ready for you to move straight in
- Ideal for an owner occupier, holiday get away or investment

Building facilities include

2 BED | 1 BATH | 1 CAR

PRICE:  
\$495,000

OPEN FOR INSPECTION:  
N/A



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