



# FOR SALE

## RENOVATED 1 BEDROOM UNIT - RUNAWAY BAY JANINE REDWOOD 0419534436

Investors, first home buyers and down sizers will want to take note of this one. Located in the Nicholas Waters complex in Runaway Bay, this neat and compact unit will surprise upon inspection.

### What's To Love:

- Good sized bedroom with ensuite bathroom
- Renovated kitchen and combined laundry
- New flooring
- Open plan living leading out to a private NE facing balcony with water views
- Underground secure car park
- Low body corporate of \$70 per week (approximately)
- Sparkling salt water lap pool and drop on/off jetty
- Barbeque area
- Potential rental returns of \$400 - \$425 per week

Nearby is Runaway Bay Shopping Centre, the Sporting Precinct, local cafes, schools and public transport. A short drive will take you to Harbour Town Premium Outlets and Eateries, local restaurants, medical services and the beautiful Broadwater.

Walking distance to a variety of local amenities such as; Sports Super Centre, Cycling and walking tracks, Runaway Bay Leagues Club, cricket, soccer and netball clubs, Library, schools, various dining precincts, Runaway Bay shopping village and much more.

A short drive to the Gold Coast hospital, Griffith University, fabulous Gold Coast beaches and easy access to the M1 motorway.

\*Please note: this unit is located on the top floor with stair access.

Don't delay, book your private inspection with Janine Redwood today 0419534436

1 BED | 1 BATH | 1 CAR

### PRICE:

Contact Agent

### OPEN FOR INSPECTION:

N/A



**Janine Redwood**

**0419534436**

janine@atrealty.com.au

[www.atrealty.com.au](http://www.atrealty.com.au)



25-75 BAYVIEW ST, RUNAWAY BAY

Bed 1
 Bath 1
 Car 1

INTERNAL 36m<sup>2</sup> | EXTERNAL 5m<sup>2</sup> | TOTAL 41m<sup>2</sup>

**@realty**

Janine Redwood 0419 534 436

Measurements are approximate only and no responsibility is taken for any error, omission, or mis-statement. This is for illustrative purposes only and should be used as such by any prospective purchaser. [www.picsandmortar.com.au](http://www.picsandmortar.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.

**Janine Redwood**  
**0419534436**  
[janine@atrealty.com.au](mailto:janine@atrealty.com.au)  
[www.atrealty.com.au](http://www.atrealty.com.au)

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