

# Sold

## EXPERIENCE BEACHSIDE LIVING!

1 BED | 1 BATH | 1 CAR

9/62 Esplanade, Surfers Paradise, QLD, 4217

- Building: Olympus
- Year Built: 1972
- Apartment Level in Building: 2 of 12
- Apartment size 57m2
- Number of Apartment in Building: 37
- Body Corporate: \$186.30 approx. per week
- Sinking fund is currently -\$115,903.12 all owners are paying a Special levy which will be paid in full by the seller (for the new amenities and top up the sinking fund)
- Rental Appraisal: \$600-\$650pw approx.
- Council Rates: \$2,200 per annum (more if used as a holiday rental)
- Water Rates: \$1,400 per annum
- Holiday letting available but history available, the onsite manger has advised approximately \$40,000 Net per annum.

The buildings amenities have just undertaken a major make over including pool and tennis court.

Building Features

**PRICE:**  
\$622,000

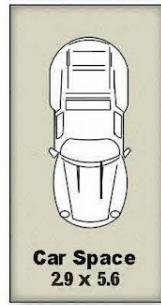
**OPEN FOR INSPECTION:**  
N/A



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9/60 The Esplanade, Surfers Paradise  
Internal: 57m<sup>2</sup> | External: 6m<sup>2</sup> | Car space: 16m<sup>2</sup> | Total: 79m<sup>2</sup>

MANSY Estate Agents

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.