

33/138 FERNY AVENUE, SURFERS PARADISE, QLD, 4217



**SOLD**

## HUGE 1 BEDROOM APARTMENT

I highly recommend viewing this exceptional apartment if you are looking for a good return or running a self-managed super fund, then this is the one for you.

The spacious open-plan living area leads to a large balcony with stunning views of the Gold Coast Hinterland. The bedroom also offers access to the deck, making it one of the most desirable layouts in the building.

Situated in a prime location, just a short stroll from Budds Beach, next to the Marriot Hotel, and a short stroll to Budds Beach, Tram Station, Surfers Paradise Surf Beach is conveniently located to everything tourism. But located away from the hustle and bustle of Cavill Avenue.

This property presents a significant investment opportunity with nearly full occupancy. Additionally, the building features a luxurious resort-style swimming pool, spa pool, and onsite gym. For those considering a self-managed super fund, this property warrants serious consideration, offering an approximate 5% NETT ROI after factoring in management fees, rates, water rates, and other expenses.

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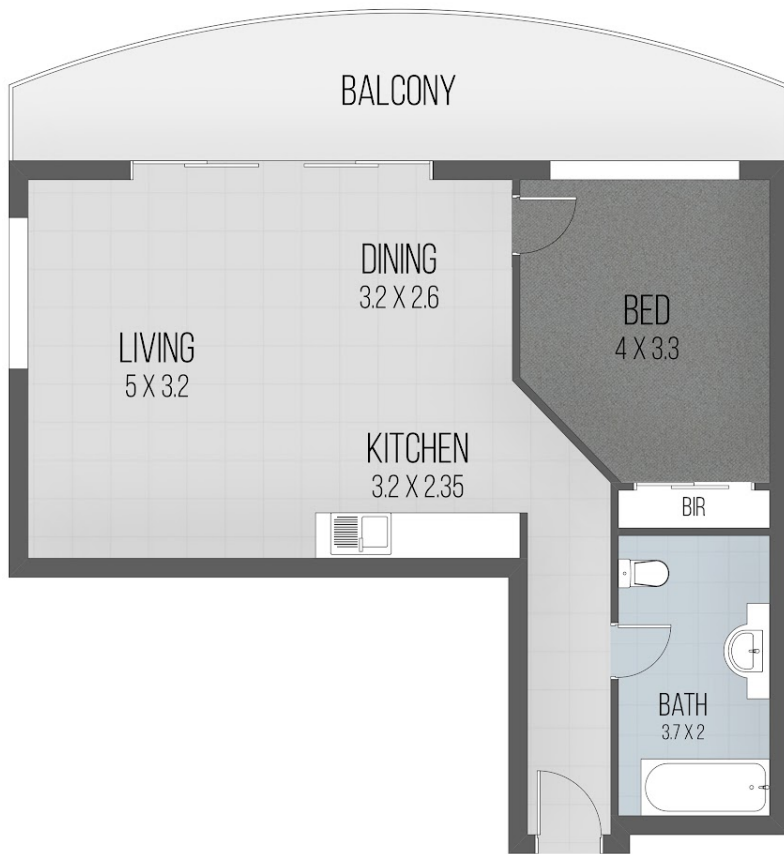
1 BED | 1 BATH | 0 CAR

PRICE:  
\$385,000

OPEN FOR INSPECTION:  
N/A



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AREA: INTERNAL 65 m<sup>2</sup> | EXTERNAL 15 m<sup>2</sup> | TOTAL 80 m<sup>2</sup>

DONALD GIBBS  
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