

FOR SALE

MODERN GROUND FLOOR APARTMENT IN GATED COMPLEX - RESORT STYLE LIVING – CLOSE TO THE BROADWATER

Don't Let This One Get Away.

Spacious apartment with balcony overlooking the gardens, PLUS a second massive terrace. Located in the sought-after complex 'Pavilion's by the Broadwater'.

Offering buyers the very best of resort-style living, this property boasts a fantastic location and a spacious interior.

The apartment has had beautiful timber-effect flooring installed through the light-filled, airy living and dining areas, which lead out to the generous balcony via two sets of floor-to-ceiling, double patio doors.

The modern kitchen has ample storage and benchtop space for a large fridge/freezer, breakfast bar, mosaic tiled backsplash, and stainless steel appliances, combining style and practicality. The Main bedroom with large mirror-fronted robes, and en-suite also enjoys direct access to the large rear terrace via patio doors.

Bedroom 2 is a great size, and has built-in robes and a large window to the rear terrace, so it's light and bright.

The spacious 2nd bathroom includes a bath with a shower over, and a European laundry tucked away behind built-in cabinetry.

The extra-large terrace at the rear of the apartment enjoys garden views.

The apartment has 1 secure parking space, plus there is separate visitor parking in the complex.

Apartment Features

- European laundry
- Ducted air-conditioning throughout
- 1 underground parking space
- Low Body Corporate approximately \$130 per week
- Currently tenanted until mid-July 2026 at \$680pw.
- Rental appraisal of \$750pw - \$800pw for a future lease
- Ideal for an owner-occupier or investment

2 BED | 2 BATH | 1 CAR

PRICE:

OFFERS OVER \$825,000

OPEN FOR INSPECTION:

May 23 at 11:30am - 12:00pm



Francine Setchell

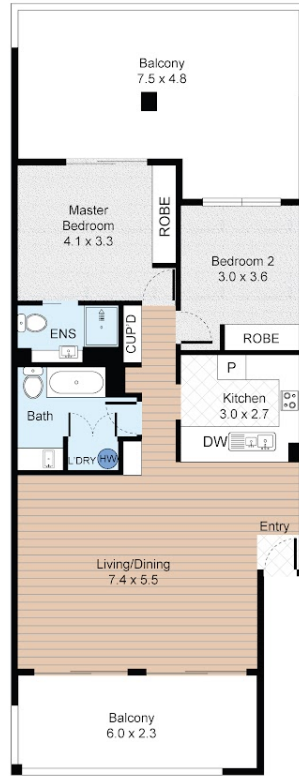
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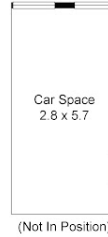
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Unit 1003, 33 Clark Street, Biggera Waters

 2 Bed  2 Bath  1 Car

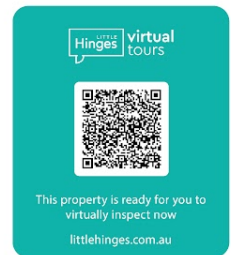


FLOOR PLAN



CAR SPACE

Internal : 92m²
External : 16m²
Balcony : 50m²
Total Area : 158m²



All information contained herein is gathered by Little Hinges. Whilst the scanning technology is highly reliable, we cannot guarantee its accuracy and interested parties should rely on their own enquiries.

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.

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