



FOR SALE

MULTI-LEVEL WATERFRONT ELEGANCE WITH PRIVATE LIFT ACCESS

Rising across four spectacular levels and crowned with a rooftop retreat, this Runaway Bay waterfront residence delivers an extraordinary lifestyle defined by panoramic water views, effortless internal lift access, and a seamless connection to the Broadwater from every vantage point.

Uniquely designed to include an open plan self-contained apartment on the ground level, with full kitchen and lavish bathroom. Oozing serene retreat vibes, this space is an exceptional addition providing a plethora of opportunities.

Positioned in one of the Gold Coast's most tightly held waterfront enclaves, this North East facing residence showcases coastal elegance with effortless functionality from the moment you arrive. The scale and quality are undeniable, featuring 9ft ceilings, solid concrete construction (including floors). Interior design delivers bespoke joinery throughout, rare natural stones, and opulent Italian Tiles.

Expansive open-plan living zones flow seamlessly to stunning outdoor entertaining spaces, while walls of glass capture stunning water views and invite natural light throughout the home. Huge double height light voids over the kitchen add an additional layer of space.

At the heart of the home lies an extraordinary designer kitchen of impressive scale. Appointed with premium integrated appliances, exquisite stone surfaces, custom joinery with an absolute abundance of cabinetry, cupboards and drawers for days, you will be the envy of your friends. A gorgeous, integrated German "Liebherr" Wine fridge, an entertainers dream! Anchored by a grand statement Island bench with 40mm waterfall benchtops. This is a truly sophisticated culinary space curated for both lavish entertaining and everyday luxury.

An adjacent sunken Lounge room, provides a cosy relaxed space to unwind. Externally wrapped in battens and greenery, showcasing a gracious coastal Kerbside facade.

The third level unfolds 3 beautifully appointed bedrooms. The 2nd and 3rd bedrooms complete with built in wardrobes and cabinetry, and plantation shutters.

The master suite is thoughtfully designed as a private retreat, complete with luxurious electric

4 BED | 5 BATH | 2 CAR

PRICE:

Offers Over \$3,249,000

OPEN FOR INSPECTION:

May 24 at 11:15am - 12:00pm



Michelle Cook

0400262226

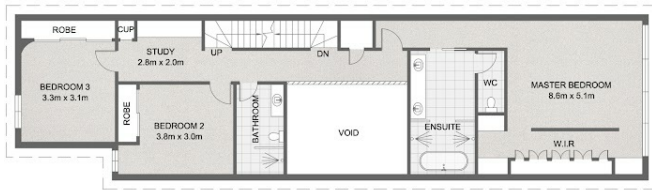
michellec@atrealty.com.au

www.atrealty.com.au

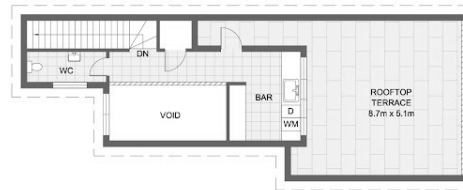


SITE PLAN (NOT TO SCALE)

3/19 Madang Crescent
Runaway Bay



SECOND FLOOR



THIRD FLOOR

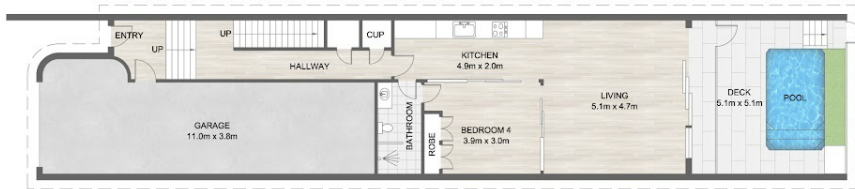
- 4
- 5
- 2

Internal : 307 m²
Covered External : 73 m²
Total Floor Area : 380 m²

Michelle Cook
0400 262 226



FIRST FLOOR



GROUND FLOOR

Indicative plan only. All information contained herein is obtained from sources we believe to be accurate. We cannot guarantee its accuracy. Interested persons should make and 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.