



FOR SALE

THIS ENTRY LEVEL PRICE POINT IS DISAPPEARING!!

Location is everything & size is a premium and if both are available for the right price – then that is a bonus ! These attributes are what this apartment offers – so do not pass up this opportunity!!

This waterfront apartment enjoys the preferred & idyllic North facing aspect and is in one of the premier North Gold Coast gated precincts. You are merely minutes from all the lifestyle features that Sanctuary Cove & Hope Island are known for.... Shopping Villages, excellent Dining Options, Golf Courses, Theme Parks, the list goes on. The Resort Styled Complex of Ilanah Aqua has very much become a destination of choice.

Made up of predominantly owner / occupiers of a mature & discerning age, has made this community- based complex very popular with available Apartments to purchase, diminishing quickly.

Whether you are an Investor or owner occupier, acquiring an Ilanah Aqua Apartment has its rewards; almost non-existent vacancy rates and healthy rental returns are consistent with the excellent capital growth potential on our Northern Gold Coast as it continues expand & develop.

The entry level price point in this complex has been noticeably on the rise in recent months and that trend is expected to continue so avoid any disappointment & secure what is clearly becoming a unique piece of real estate in this high growth area.

In Summary its many redeeming features:

- Secure Gated Complex with only 136 Apartments
- North Facing, Second Floor with Unimpeded Lake Views
- Lift Access to all floors from Basement Carpark
- Just two Apartments per Floor.
- Three spacious Bedrooms, Bedrooms 2 & 3 boast BIR's
- Master has WIR & Ensuite plus direct access to Waterfront Balcony.
- Bathrooms feature Floor to Ceiling Tiles & Large Showers
- Ensuite boasts Double Vanities, Large Shower + Freestanding Bath.
- Chef's Kitchen with Caesar Stone Bench Tops & Miele & Bosch Appliances
- Screens on all Windows & Sliding Doors

3 BED | 2 BATH | 2 CAR

PRICE:

Contact Agent for Price Guide

OPEN FOR INSPECTION:

N/A



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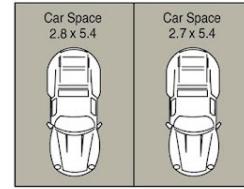
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First Floor



Secure Basement

227 / 3 Pendraat Parade, HOPE ISLAND

Int : 156m²
Ext : 18m²
Total : 174m²

All measurements shown in metres are approximate and are for illustration purposes only. It should not be considered 100% accurate. 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.