

**3901/4 The Esplanade, Surfers Paradise, Qld 4217**



**Sold Apartment**

Tuesday, 12 December 2023

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**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 1**

**Area: 162 m2**

**Type: Apartment**



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**\$2,095,000**

Welcome to Soul, the premiere beachfront building on the Gold Coast. Located on the 39th floor this stunning coastal apartment boasts an enchanting aura that will transport you to a serene and peaceful paradise. From the moment you step inside, you'll be greeted by the wondrous majesty of the blue pacific ocean and as you gaze towards the horizon, you'll see the vast expanse of the ocean stretching out before you, shimmering in the light of the sun. To your right, you'll see a gentle curve of the beach, its pristine sands stretching for kilometres, past Burleigh Beach and finally reaching Coolangatta. The interior decor is tastefully designed, with soft, soothing hues of blue and white that complement the surrounding coastal setting. Every detail has been carefully considered, from the plush furnishings that beckon you to sink in and relax, to the intricate artworks that adorn the walls, evoking a sense of wonder and intrigue. As you explore the living spaces, you'll find that the property is perfectly laid out to maximise comfort and convenience. The open-plan living and dining areas flow seamlessly into each other, creating a spacious and welcoming atmosphere that's perfect for entertaining guests or simply unwinding after a long day. Step outside onto the balcony, and you'll be met with breathtaking views of the ocean, stretching out before you as far as the eye can see. The gentle sea breeze carries the scent of salt and fresh air, enveloping you in a cocoon of tranquillity that will leave you feeling rejuvenated and refreshed. This property truly is a coastal oasis, where every element has been carefully curated to create a harmonious and relaxing environment. From the soft, soothing colour palette to the stunning ocean views, every detail has been considered to ensure that you'll feel right at home in this beautiful space. For the investors, this apartment is earning an eye watering \$2,300 per week or \$119,600 per year guaranteed. Over 5% yield for all the astute investors. Outgoings Body Corporate/ Strata - Approx. \$12,800 p.a approx Council Rates - \$2,000 p.a approx Water Rates - \$1,000 p.a. approx Rent: \$2,300 Per week (Guaranteed) \$119,600 per year (Guaranteed) Lease Period: 20/12/2022 - 18/12/23 Disclaimer: We have used our best endeavours to ensure that the information contained herein is true and accurate, but accept no responsibility and disclaim all liability in respect of any errors, omissions.