







MOOLOOLABA DEEP WATER APARTMENT

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Coming to the market for the first time in over 20 years, 3/7 Carinya Street is in a location that cannot be replicated. Overlooking Mundoora Broadwater with deep water access to Mooloolah River and straight out to the ocean, your investment in blue chip real estate here is matched with an investment in the best lifestyle the Sunshine Coast has to offer.

Located less than 1500 metres* to the sandy Mooloolaba Main Beach, the lifestyle on offer presents the best of both worlds. Whilst at home, you can enjoy the convenience of your low maintenance apartment. Whilst at play, you can enjoy the surf and the sand on Mooloolaba Main Beach. Peaceful apartment living with a location so close to the action are a rare combination, but this exciting address offers both.

Additional features include:
Exclusive sandy beach and boat ramp for direct deep water access
Secure vehicle storage with a full size DOUBLE remote garage. These spaces are side by side, not end on end so you can easily park two cars with extra storage.
First floor apartment with expansive water views
Spacious bedrooms
Open plan living and dining space
Beautiful cross flow ventilation, the current owners rarely use the air conditioning
Full height windows result in plenty of natural light

Price	SOLD for $831,000
Property Type	Residential
Property ID	10941

AGENT DETAILS

Indiana Voss - 0404 155 581
Justin Voss - 0400 822 069

OFFICE DETAILS

Sippy Downs
Shop 2B/1 Chancellor Village Boulevard Sippy Downs, QLD, 4556 Australia
07 5445 6500

Recently updated switch board and circuit breakers
Immaculately maintained by the current owners for over 20 years

With only eight apartments in the building, the attraction of a small complex is one of many features that will continue to stand the test of time and add value in years to come. The upkeep is minimal, and as a result the body corporate fees are low. Vacant possession is on offer without any tenancies in place.

'Colleen Court' has historically been held in high regard by locals and investors alike for many years. The current owners length of tenure confirms it truly is one of a kind.

Phone Indiana today on 0404 155 581 or Justin 0400 822 069 for further information or to book an inspection. Set to sell under the hammer at auction on the 21st of September at 11am.

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