

SOLD

Point Cartwright

Moffat Beach

code  
PROPERTY GROUP

5, 1 Moffat Street, Moffat Beach



## Moffat Magic: Footsteps to Beach & Cafes!

This top floor apartment in a well-located boutique complex of only six on Moffat Headland, offers a relaxed latte lifestyle by the ocean; just a short stroll to the spectacular foreshore and parkland, picturesque beach, and the bustling café precinct - it's a premium investment in both lifestyle and location.

The apartment itself comprises two bedrooms, bathroom/laundry combo, separate toilet, open plan living and dining, light-filled kitchen, and two balconies; there is also a single lock-up garage on the ground floor with extra depth.

Neat and tidy with a pleasant, charming ambience; features include split system air-conditioning and plantation shutters in living, ceiling fans, easy-care tiled flooring throughout, stainless steel appliances, dual pantries, and built-ins in both bedrooms.

Currently tenanted with the lease expiring in June and then an

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<b>Price</b>	SOLD
<b>Property Type</b>	Residential
<b>Property ID</b>	2318
<b>Land Area</b>	104 m <sup>2</sup>
<b>Floor Area</b>	80 m <sup>2</sup>

### Agent Details

Ben Wilson - 0407 584 378

### Office Details

Code Property Group  
9/15 Nicklin Way Minyama,  
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07 5438 3444

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option of month-to-month; this could suit an investor or an owner-occupier (as by settlement date can be vacant possession). Moffat Beach is arguably Caloundra's most coveted and desirable beachside suburb and properties here are tightly held for good reason - it's a risk-free investment to add to any portfolio.

From here not only can you walk to the beach every day within a few minutes; if you are feeling energetic you can take a scenic walk along the headland to Shelly Beach - another very special beachside pocket, and then a bit further on to popular Kings Beach voted one of Australia's most family-friendly!

Perfectly sized for a single or a couple; it is an easy apartment to lock and leave when travelling, and so lovely to return home to. Buyers in the market for a well-located investment or a permanent sea-change should take a serious look at this; properties sell quickly at Moffat Beach; you will need to act accordingly.

Your very best life is here and waiting...

- Charming top floor apartment
- Boutique complex of only 6
- Moffat Headland location
- 2 bedrooms with built-ins
- Bathroom/laundry combo
- Air-conditioned living/dining
- Modern kitchen, good storage
- 2 separate covered balconies
- Single lockup garage under
- Short stroll to beach & cafes
- 5 mins to Caloundra CBD

*The above information provided has been furnished to us by the vendor/s. We have not verified whether or not that information is accurate and do not have any belief in one way or the other in its accuracy. We do not accept any responsibility to any person for its accuracy and do no more than pass it on. All interested parties should make and rely upon their own inquiries in order to determine whether or not this information is in fact accurate.*