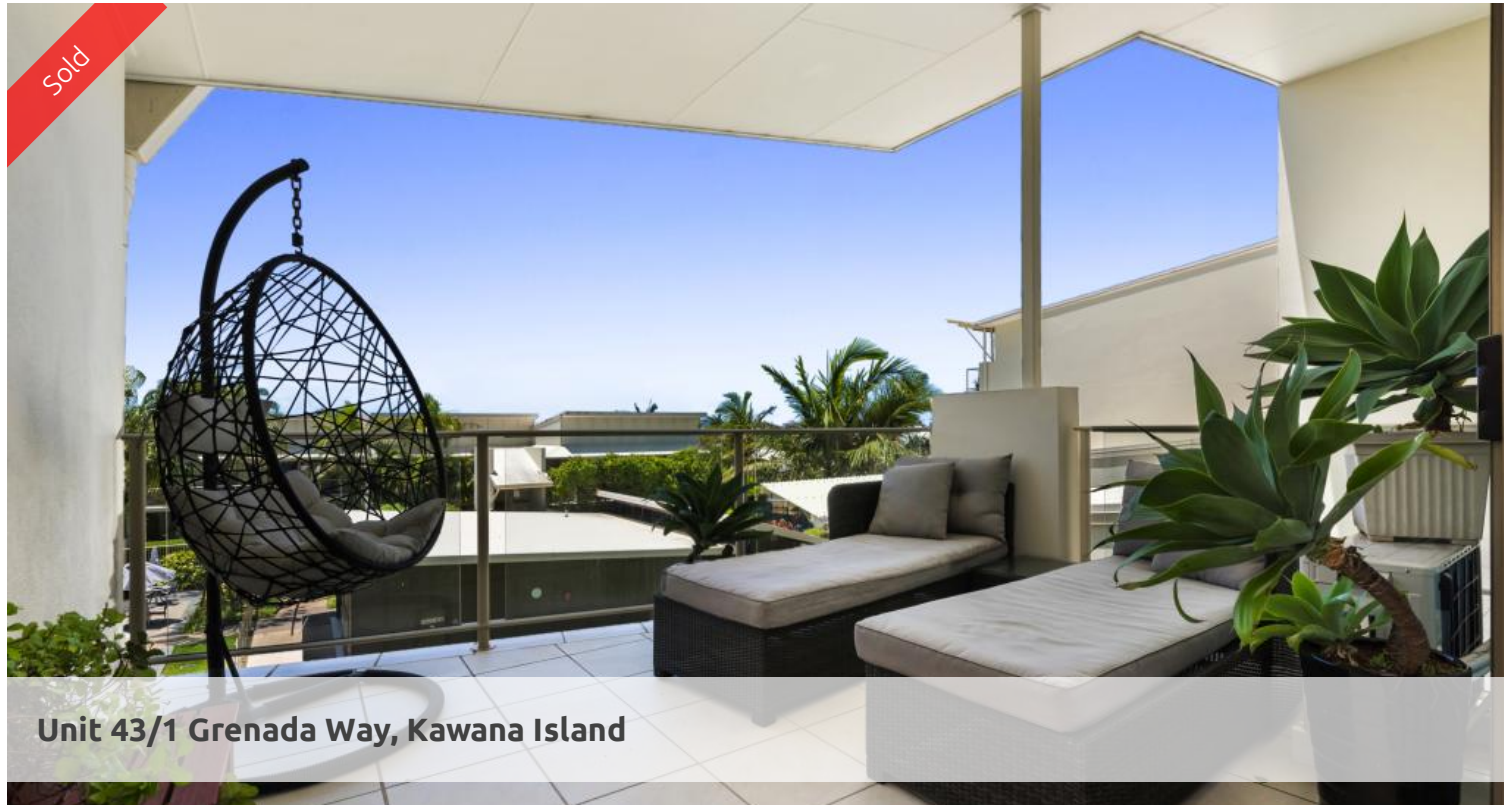


Sold



Unit 43/1 Grenada Way, Kawana Island



Lifestyle at Leeward in this Executive Style 184 M2 Townhouse

This unique and large 184M2 renovated multi level apartment with its own private entrance located a few steps up from the ground floor and offering ample storage space is truly amazing! It is one of only 2 spacious executive style townhouse apartments in the sought after Leeward Resort Complex and is now available for you to purchase. It is an Entertainers delight offering a massive balcony out from the Lounge where the large glass stacked doors can be pushed right back to extend this area and take in the wonderful idyllic and tropical surrounds on offer to the astute buyer. It is also very soundproof between floors and offers great separation from living areas to top floor where bedrooms and bathrooms are located. There are also 3 more balconies located throughout this beautiful Townhouse which features a newly renovated kitchen, white with light wood contrasts and a new Miele Induction Cook Top and Oven together with built in Microwave. There is plenty of bench space to prepare a great meal or give yourself a treat and wander over to the ever popular Green Zebra or Mykies by the Bay and enjoy a great meal and water views. It offers a proper house sized kitchen, there is a study nook, ample storage and integrated Fridge and Freezer beside the ample sized laundry with toilet conveniently located opposite with both adjoining outside door and windows.

As the 2 bedrooms are located upstairs on the top floor you can enjoy peace and quiet with no-one above and the Master ensuite is very large with spa bath, double vanities and stylish white shutters on the

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Price	SOLD for \$536,500
Property Type	Residential
Property ID	99
Office Area	0
Floor Area	184 m2

Agent Details

Leanne King - 0439910235

Office Details

The Property League
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LEAGUE

adjoining windows in both bathrooms allowing lots of extra air flow which also creates plenty of natural light throughout. Both bedrooms are large and have new split system air-conditioners installed for your comfort but because this apartment has 2 floors with plenty of doors and windows on both sides it creates great cross ventilation throughout. There are 2 separate private car parks positioned side by side in the garage and the body corp fees are the lowest in the complex with Leeward offering so many facilities from Lagoon, Lap Pool and Spa, fully equipped gymnasium and sauna, tennis court, bike and watercraft storage and it is all so well taken care of with an onsite manager and a gardener who keeps the grounds looking superb at all times.

Leeward is so conveniently located just opposite Double Bay Beach Park and Lake so you can pop the kayak in for a paddle or cycle or walk around the 10 kilometers of trails around the Island, the park has built in barbeque areas under gazebos over the water so you don't always have to do the entertaining at home, there really isn't much else to wish for other than to just move in and enjoy or as an investor enjoy the good rent that this unique executive style apartment will yield. If you need a private inspection and can't wait for the next Open Home call Leanne now and she will arrange asap. 75% are owner occupiers because the apartments are so spacious and the architectural design is superb, there's no short term holiday leasing in this complex which also makes it such an awesome and enjoyable place to live!

- Safe and secure gated community with Intercom in Resort Complex
- Unique light and airy multi level Executive Style renovated apartment
- 4 balconies with great outlooks and views to the North and South
- Bedrooms on top floor with great separation between floors so no-one above
- Very stylish new Kitchen and laundry with ample storage built in throughout
- Miele Induction Cooking, built in microwave and integrated fridge & freezer
- Study Nook/Office Area in private location between Kitchen and Laundry
- Fresh and newly painted throughout with new woollen carpets in bedrooms
- A light filled apartment with great airflow throughout & aircon in bedrooms
- The lowest body corp fees in Leeward, very good rental appraisal available
- 2 separate car parks in the garage, side by side and privately positioned
- Resort with Lagoon Pool, Spa, Lap Pool, Gymnasium, Sauna & Tennis Court
- Bike and Watercraft Storage to house all your bicycles, surfboards & kayaks
- 10 kilometres of walking and bicycle trails around the Island & very scenic
- Opp Double Bay Beach with Cafe, Restaurants and Convenience Store
- Quick access to the Bruce Highway and only 1 hour to Brisbane

Airport

- **Only 5 minutes to New Hospital, Beach, Shopping Centre and Cinemas**
- **Leeward, Kawana Island is central, sought after and a safe place to live!**
- **75% of the residents are Owner/Occupiers & there's No holiday letting**

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.