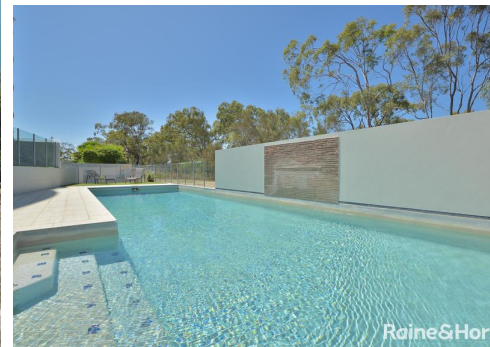




**Quality..Style..Luxury - This Is The Lifestyle Abode You've Been Dreaming About!**



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## 10/2 The Promenade, Boyne Island

**Sold for \$600,000 (Feb 17, 2025)**

Raine & Horne Gladstone are proud to introduce this Luxurious River-front Apartment at "The Promenade" that boasts uninterrupted waterfront views of the Boyne River and surrounding area.

This residence is without a doubt one of the best apartments in the Gladstone Region and the luxurious finishes and fit out are far superior to any other development we have seen in this area.

The Promenade offers you a secure living environment, cutting edge luxury, fantastic water views, and state of the art security throughout the entire complex.

I have always been a big advocate of buying premium real estate in a blue chip location and this residence certainly ticks all these boxes and with the property prices now at 2007 prices, this is a great time to secure a high quality property for a fantastic price.

So if you are looking for something special in the current market and enjoy the finer things in life then I would suggest a private inspection as soon as possible as I can guarantee you that once this residence hits the open market there is going to be plenty of interest!

Some of the features of this fantastic apartment are as follows :-

<b>Property ID:</b>	L20397498
<b>Property Type:</b>	Townhouse
<b>Garages:</b>	2
<b>Land Area:</b>	176.0 sqm

**Steven James**

0439 111 197

steven.james@gladstone.rh.com.au

- Third floor 176m2 fully self-contained apartment with 3 bedrooms, 2 bathroom and Secure Parking for 2 Vehicles
- Uninterrupted stunning water views of Boyne River & the surrounding River Lands
- Spacious open plan living areas with a large outdoor entertainment area
- Beautiful Stone featured benchtops throughout the kitchen and bathrooms
- Gourmet kitchen with modern appliances and ample bench space
- Fully ducted air-conditioning and smart zone system
- Abundance of storage options and a gated foyer area
- King sized main suite with access to the main balcony
- Double lock up garage... Plus much, much more..!

Council Rates \$3028 approx.

Body Corporate Fees \$11,688 approx.

Currently Rented for \$580 per week until May 2025.

If you have been waiting for an opportunity to take advantage of the current market conditions then I would suggest that you get here fast as this is great value for an apartment of this quality and I already have interest from overseas parties, so act quickly...!

Contact the Marketing Agent – Steven James on 0439 111 197 to arrange your inspection.

