

**2/154 Musgrave Avenue, Southport, Qld 4215**



**Sold Apartment**

Monday, 16 October 2023

2/154 Musgrave Avenue, Southport, Qld 4215

**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 2**

**Type: Apartment**



Rebecca Barker

**\$675,000**

North facing and positioned in the 'Curlew Building' at the far end of Sphere Apartments, offering quiet living with no passing traffic and adjacent to a nature reserve with walking paths. Sphere Apartments offers full access to resort style facilities including swimming pools, spa, gym, steam rooms/sauna, BBQ area & residents lounge. Well located to the Gold Coast University Hospital, Gold Coast Private Hospital and Griffith University, this is a great spot within walking distance to everything you need & right next to Southport Sharks if you want to dine out, catch a show or visit the rooftop bar & then walk home! Apartment Features: \* 2 Bedrooms - Master with walk-in & ensuite \* 2 bathrooms - including ensuite \* Kitchen adjacent to dining area, offers ample cupboards, stone bench tops, gas cooking and dishwasher \* Lounge room - with sliding doors leading to the outdoor courtyard \* Separate media or study area with balcony (could easily convert to a 3rd bedroom) \* Air Conditioning to both living area and main bedroom \* Ceiling fans throughout \* Security screen doors \* Security basement parking for 2 vehicles (tandem) and storage cage \* Spacious north facing 39m<sup>2</sup> court yard to soak up the sun, with direct access to the lush gardens and swimming pool \* Lift from basement \* Tenanted until 11/2/2024 at \$600.00 per week \* New Rental Appraisal \$675.00 - \$700.00 per week \* Council Rates: approx. \$1,203.00 twice yearly \* Water & Sewerage Rates: approx. \$366.00 per quarter \* Body Corporate Levies: currently \$165.00 per week \* Disclaimer: We have in preparing this information used our best endeavour's 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, inaccuracies, or mis-statements that may occur. \*