

SOLD



20/46 Regatta Boulevard, Wurtulla



## Waterfront Splendour, Lifestyle Nirvana!

This elegant townhouse located in the resort-style "Residence on Regatta" complex, boasts an absolute waterfront position with expansive water views and offers a lifestyle of effortless, sun-drenched living less than five minutes to the beach, and in close proximity to major amenities including hospitals, shopping centres, and sporting facilities.

Light-filled and showcasing water views from almost every room including the kitchen; the townhouse is complete with three bedrooms, two bathrooms plus downstairs powder room, study/sitting room on landing, open plan living and dining, separate laundry, covered alfresco patio, grassy courtyard with gated access to waterfront path, and single lock up garage plus adjacent carport.

Presentation shines, and features include: air-conditioning in master bedroom and living, ceiling fans throughout, stainless

 3  2  2

**Price** SOLD  
**Property Type** Residential  
**Property ID** 1077

### Agent Details

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### Office Details

Code Property Group  
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**code**  
PROPERTY GROUP

steel appliances, separate bath and shower in main bathroom, internal timber staircase with storage under, built-ins in two bedrooms and walk-in robe in master, plus lush leafy gardens in the courtyard enhancing the tropical ambience.

Residents enjoy access to onsite facilities including sparkling heated pool with water features and sunbathing terrace, BBQ facilities and the complex is gated and secure and well-maintained by the friendly onsite managers - it is resort-style living of the highest calibre.

If you enjoy boating, fishing, paddle-boarding, surfing any type of water sport, this is a prime location where you are just footsteps from vast amounts of water, and only a 4-minute drive or short walk to Wurtulla Beach.

Sea-changing downsizers, investors, and beach-loving couples/small families should take a serious look - this is low maintenance living in a location so close to everything you could want, or need including schools, shopping, dining, and medical.

Buy today and you can be sitting out on the patio toasting the future with a chilled drink of choice without a care in the world, sooner than you think cheers!

- Ultimate low maintenance living awaits
- Absolute waterfront, expansive views
- 3 bedrooms, 2.5 bathrooms, study
- Open plan living, modern kitchen
- Fabulous alfresco entertaining area
- Direct access to waterfront pathway
- 2 car accommodation, sep. laundry
- Resort-style facilities onsite
- Gated, secure complex - desirable location
- Close proximity to beach, hospitals, shops
- Make the dream a reality now is the time!

*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.*