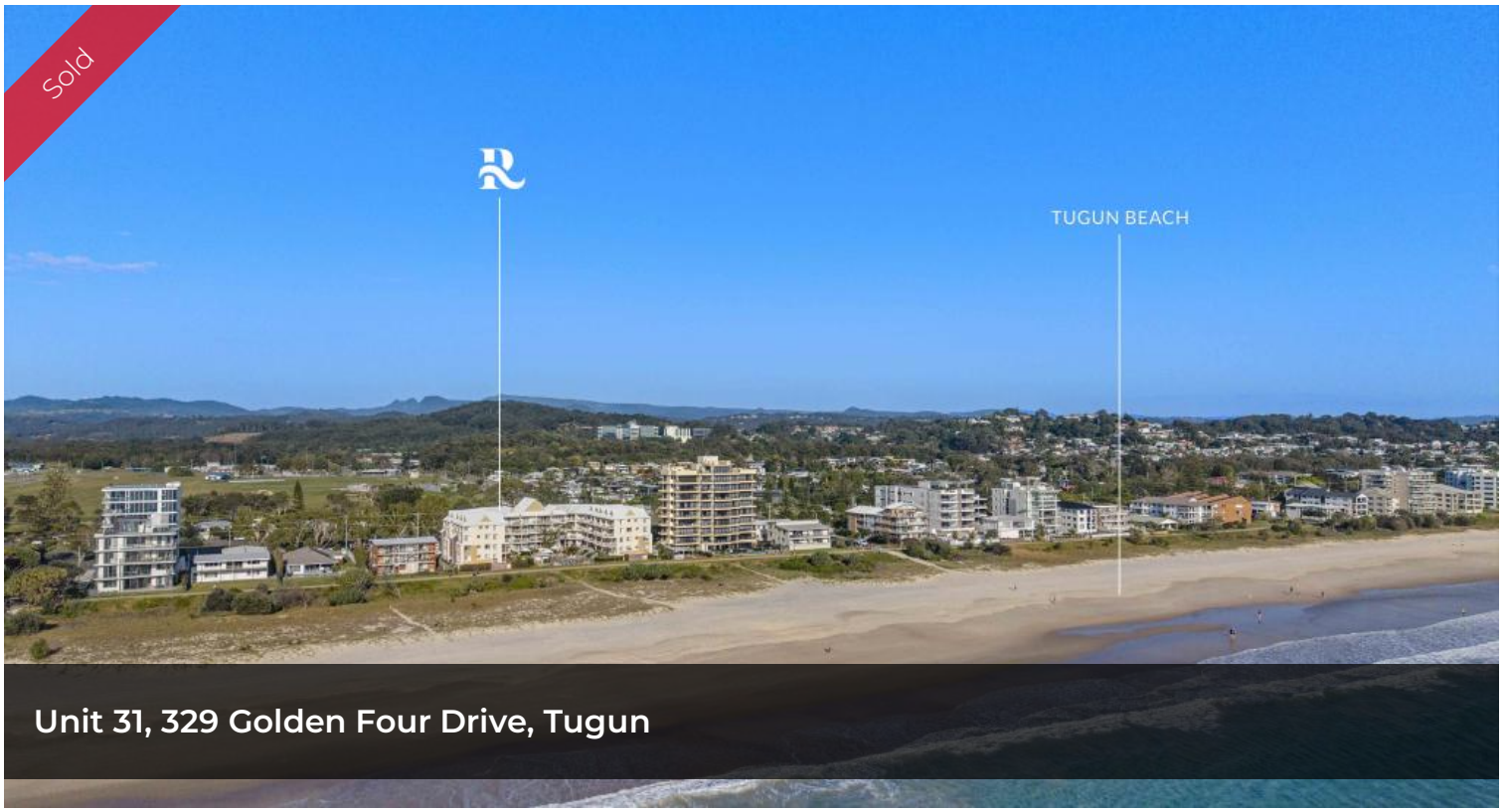








Sold by James Tyquin & Drew Riley

If you're chasing absolute beachfront living without the multi-million-dollar price tag, this is about as good as it gets. Just steps from the sand and beachfront esplanade stretching from Currumbin Alley to Coolangatta, this is the Gold Coast lifestyle people dream about.

Set across two levels with a prized north-east aspect, the home enjoys ocean views from the open-plan kitchen, living and dining area, as well as two of the three bedrooms. Previously renovated with quality and longevity in mind, it's completely move-in ready, freshly painted and filled with natural light. Balconies on both levels keep you connected to the ocean, while the suspended concrete slab between floors provides excellent separation and privacy.

And then there's the location. Positioned in the sweet spot of Golden Four Drive with no road between you and the beach, you can walk to Tugun Surf Club, Market Co, cafés, restaurants and everything Tugun has to offer. Gold Coast Airport, the M1 and John Flynn Hospital are all around five minutes away, with Currumbin and Coolangatta equally close.

3 2 1

Price	SOLD for $1,275,000
Property Type	Residential
Property ID	70
Floor Area	105 m2

Agent Details

James Tyquin - 0448 147 690
Drew Riley - 0468380388

Office Details

Riley Real Estate
35 Currumbin Creek Rd
Currumbin Waters, QLD, 4223
Australia
0468380388

LIVE THE BEACHFRONT DREAM

~ Approx. 105sqm across two levels
~ Absolute beachfront with ocean views that can never be built out
~ Prized north-east to ocean aspect
~ Open-plan kitchen, living and dining
~ Ocean views from two bedrooms
~ Balcony on each level letting in the fresh sea breezes
~ Freshly painted interior
~ Master with walk-in robe and ensuite
~ Dedicated toilet for each bedroom
~ Air-conditioning throughout
~ Suspended concrete slab between levels
~ Single car space + storage cage, both conveniently positioned near the stairs
~ Communal pool and BBQ area
~ Pet-friendly complex
~ Well-maintained building with exterior painting scheduled for October
~ Live in, holiday let, Airbnb, rent out or enjoy as the ultimate weekender
~ Walk to Tugun's cafés, restaurants, shops and Surf Club

LOCATION

~ Approx. 4 mins to John Flynn Hospital
~ Approx. 5 mins to Gold Coast Airport and M1
~ Approx. 40 mins to Byron Bay
~ Within the highly sought-after PBC catchment

Whether it's your permanent home, lock-and-leave weekender or a beachfront investment, opportunities to secure this kind of position at this price point are becoming incredibly hard to find.

The beachfront lifestyle is already here — all that's left to do is make it yours.

Call James Tyquin on 0448 147 690 to arrange your inspection.

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