



## La Sabbia - Residential Luxury right on the sand

Sold \$1,620,000

212/74-86 OLD BURLEIGH ROAD, SURFERS PARADISE

At La Sabbia the uncompromised quality, exclusive charm and superior design is instantly apparent. Meticulous attention to detail is evident everywhere you look. Situated on the 21st floor this rarely available North-East facing 3 bedrooms plus study residences boasts 196m<sup>2</sup> "21squares" of luxury absolute beachfront living and has been meticulously renovated to an extremely high standard with the finest of fixtures and finishes. Move straight in, no need to spend a cent, this luxurious apartment won't last long and features:

- Highly desirable North-East aspect
- Absolute Beachfront blue-chip position
- 196m<sup>2</sup>- 3 bedrooms + study, 2 Ensuites plus powder room
- Stunning Ocean and skyline views never to be built out
- Full Residential only building - Private and quiet
- Spacious entertaining balconies, Lots of natural light
- Amazing 5 star residents facilities
- Rarely available B-style floor plan
- On-site Live in managers
- Full 24 hour security and CCTV Monitoring
- The ultimate Residence or Holiday home

This apartment also comes with an extremely rare private garage in the basement with "side-by-side" parking and plenty of room for storage.

Entertaining will be effortless with Spectacular Ocean views providing a relaxing and unique backdrop for any occasion. Spacious balconies will comfortably seat a romantic dinner for two or accommodate a cocktail party of 20. 21B is a perfect example of grand space and ultimate luxury. Fully air-conditioned, European appliances, floor to ceiling marble tiles in bathrooms and laundry. The spectacular kitchen is the heart of this residence and perfect for the home chef and entertainer.

La Sabbia is regarded as one of the most exclusive Residential only buildings on the Gold Coast and offers the active resident a North-South facing full size tennis court, large indoor heated pool, Outdoor pool, Spa, infrared sauna, Gymnasium, Residents



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### Key Features

- Built-In Wardrobes
- Close to Schools
- Close to Shops
- Close to Transport
- Secure parking

lounge and barbeque areas set in sub-tropical surrounds and not to mention direct access to the beach.

La Sabbia is located on the Elite Old Burleigh Road just minutes from the trendy Broadbeach which has hundreds of boutique Shops, caf, restaurants, entertainment, Star casino, Broadbeach convention centre, Broadbeach Surf club and Oasis Shopping centre.

This apartment has become surplus to our sellers needs and therefore we are under instructions for all offers to be submitted as apartment 21B La Sabbia will be sold.

Exclusively listed by Tolemy Stevens of Harcourts Coastal- Luxury Beachfront Specialist.

[www.tolemystevens.com.au](http://www.tolemystevens.com.au)

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