



136/51-54 The Esplanade Ettalong Beach, NSW



### The ideal holiday investment!

This west-facing 1-bedroom holiday apartment, located in the heart of Ettalong Beach, is the perfect lifestyle investment. Enjoy resort-style living for yourself and earn an income when you're not taking advantage of all that Ettalong Beach has to offer. Ideally situated within walking distance to the beach, town centre, local shops, restaurants, and the Palm Beach ferry, this holiday apartment offers the renowned coastal lifestyle of Ettalong Beach at an affordable price.

- Large covered entertaining balcony
- Fully furnished, separate bedroom with a large built-in wardrobe
- Separate internal laundry with washing machine and clothes dryer
- Kitchenette with small fridge, microwave oven, two burner cook top
- Sleeps four people with a sofa bed option in the living room
- Single entry door, positioned just one unit back from the front of the complex
- Undercover parking, lift access to apartment and common areas
- Resort pool, spa and large common sun deck, access to the beach

**Price:** \$450,000  
**Council Rates:** \$1,169.97/year (approx)  
**Water Rates:** \$1,062.99/year (approx)



**Zen Frediani**

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Unit 136, 51-53 The Esplanade  
Ettalong Beach



TOTAL INT: 42sqm

PLEASE NOTE: These Floorplan + Site Plans have been generated for marketing purposes and are to be used as a guide only. While all care is taken, no guarantee can be given in respect of accuracy, sizes and dimensions are approximate, actual may vary.

