



## Sunrise Beach Village

For Sale

\$ 950,000

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51 | 1 Grasstree Court - Sunrise Beach - QLD

🏠 128 m<sup>2</sup> Floor Area

### Elegant Low-Maintenance Villa, Ready to Move in

Just steps from the Clubhouse and resort-style amenities, this elegant two-bedroom, two-bathroom duplex villa offers modern coastal living and is ready to move in. The sought-after “Marlow” floorplan showcases light-filled interiors, generous open-plan living and premium finishes throughout. Enjoy a stylish kitchen with quality appliances, seamless flow to the alfresco, a private low-maintenance garden, master suite with walk-in robe and ensuite, plus a secure single garage with internal access.

#### Amenities

- 🌬 Air Conditioning
- 🏠 Covered patio
- 🧼 Dishwasher
- 🪵 Flooring - vinyl planks
- 🏠 Generous Storage Space
- 📺 Modern Appliances



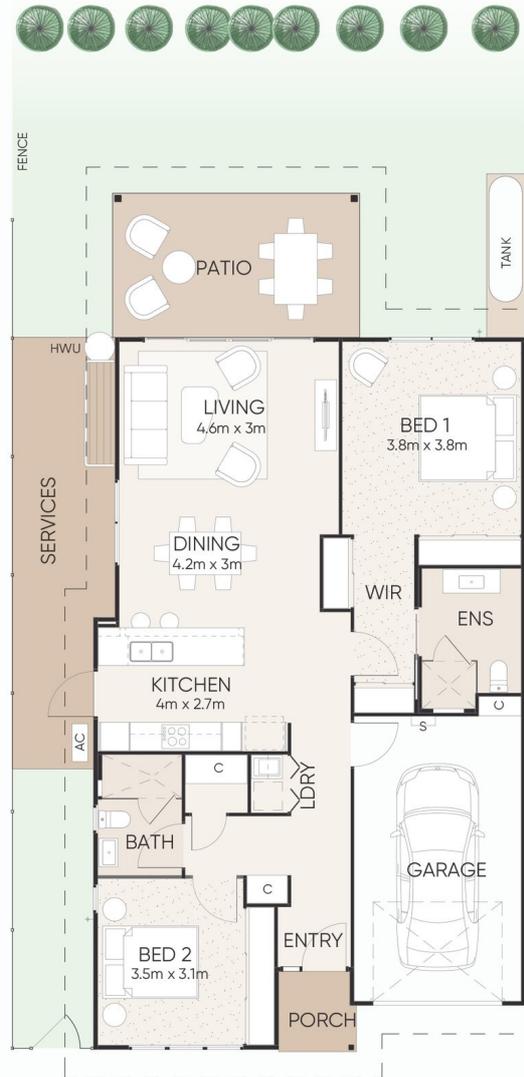
1800 550 550  
keyton.com.au

\*Photographs are for illustrative purposes. Some images may depict items not provided by Keyton within the units such as furniture and other decorative items. \*\*The price shown includes a 1.5% establishment fee that applies to DMF contracts however we offer a range of contract options and different fees apply to them.

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## Villa 51 - Marlow Seabreeze Scheme



### ILLUMINATE AND JOINERY UPGRADE PACKAGE

- Upgraded WIR joinery to colour scheme
- Upgraded kitchen bench to include stone gable on the side
- LED light strip to hanging robe (WIR only)
- LED light strip to bathroom vanity of ensuite

Internal Living	128m <sup>2</sup>
Patio/Courtyard/ Services	30m <sup>2</sup>
<b>Total Area</b>	<b>158m<sup>2</sup></b>

