



**first  
national**  
REAL ESTATE

Coastal

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Picasso Mooloolaba

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## Property Details



From \$935,00 - \$1,950,000

1 Naroo Court, MOOLOOLABA QLD



### New luxury apartments in the heart of Mooloolaba

Construction has commenced on the \$12.5 million high-rise which is soon to become 'Picasso', an elegant seven-storey architecturally designed masterpiece comprising of 12 apartments offering luxury living just 200 metres to the beach.

The upper two levels house the penthouse and sub-penthouse, the remaining levels comprise two apartments per storey ♦ with floor size ranges from 134m<sup>2</sup>-289m<sup>2</sup>. Each have three bedrooms, two-three bathrooms, open plan living, private balconies, sleek designer kitchens, separate laundries, and secure car accommodation.

Premium fixtures and fittings are included, with colour palettes offering warm, timber tones. Reverse cycle air-conditioning, Smeg appliances, stone benches, soft close cabinetry, matt finishes, private balconies off master, and floor to ceiling glass to invite in sunshine and showcase views, are features of note.

Clean lines, crisp interiors and functional, integrated layouts create seamless symmetry throughout ♦ so liveable, so connected; the design is flawless, the vision inspired, the lifestyle sumptuous.

Body corporate fees are low, and residents have access to a communal plunge pool and sub-tropical gardens.

Centrally located in the heart of Mooloolaba, one of south-east Queensland's most desirable beachside suburbs, and just a short stroll to all Mooloolaba's many attractions, including north-east facing beach (voted Queensland's second best by TripAdvisor), world class dining, boutique retail, wharf and marina, plus the exciting new foreshore redevelopment - the future couldn't look any brighter.

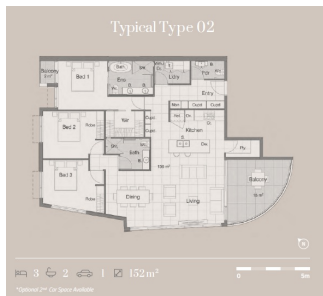
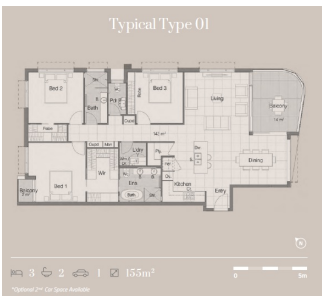
- ◆ Option to purchase a second car space
- ◆ Architecturally designed
- ◆ Seven levels ◆ 12 apartments, sophisticated & elegant
- ◆ A range of floor plans, sizes, and prices on offer
- ◆ Ocean glimpses
- ◆ High-end fixtures & fittings, abundant natural light
- ◆ Secure parking, plunge pool, tropical gardens
- ◆ 200 metres to patrolled beach, walk to all attractions
- ◆ Short drive to Maroochydore's major amenities
- ◆ Completion due late 2021

For a full package of floor plans and finishes please call or email me today.



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# Property Photos Photo Gallery





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## Floor Plans





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## Documents

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[Brochure](#)

[Design Book](#)

[Fact Sheet](#)

[Interior Finishes](#)

[Reservation Form](#)



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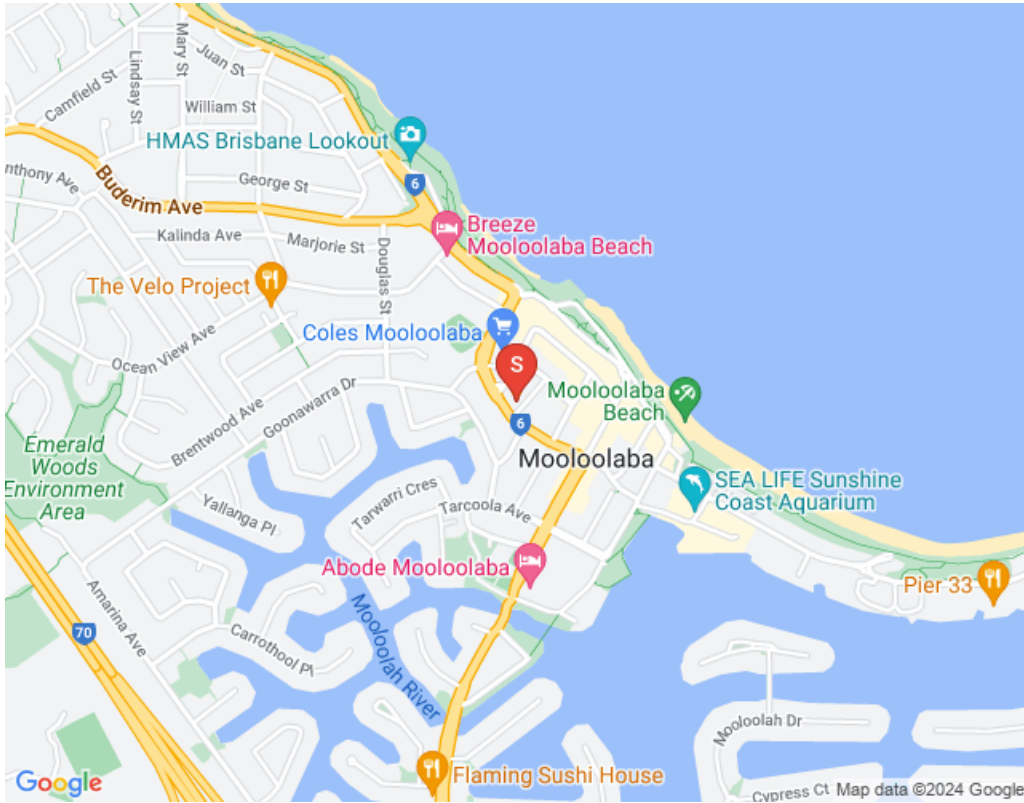
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## Google Map - Property Location Map





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## For Further Information

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I am the selling agent for 1 Naroo Court, MOOLOOLABA.

If you have any queries please do not hesitate to contact me via phone or email.



*Paul*

Paul Angell

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Paul (a real Queenslander by birth) moved from Brisbane to the Sunshine Coast in 1977. After a 13 year stint with the Department of Defence he ventured into real estate in Caloundra 1992 and then purchased a local Mooloolaba agency in 1995. Now backed with the systems and network strength of The First National Marketing Group, he is confident that you won't find a more experienced and passionate team.





## Do you need to sell to buy ?

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## Are you buying for Investment ?

### Attention Property Investors

As a landlord you want to be assured that your property is managed professionally & efficiently.

We believe that rental management is not merely "collection of rent" but doing all that we can to ensure that the property that you choose to invest your hard earned dollars in, retains & increases its value so that when you sell this property you receive the maximum amount of profit on your original investment.

### Our Service Guarantee

#### We Guarantee

1. Personalised service
2. Award Winning & Friendly Staff
3. Competitive Rates
4. Quarterly Inspections
5. Regular market rent reviews
6. Accompanied tenant inspections
7. Thorough tenant screening
8. Commitment to minimising rental arrears
9. Timely Disburseals
10. Regular & Prompt Communication

Should we fail to provide any of the above services you are at liberty to cancel your Management Agreement or we will refund the last three months management and rent collection fees from the time you notify the Principal.

Our award winning staff are committed to providing a personal & effective service aimed at maximizing your rental returns & protecting your investment.

Making the switch is easier than you might think – call us today.

[Click here for our complete Property Management proposal](#)





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## Ready to make an offer ?

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Ready to make an offer ?

Download an Offer and Acceptance Form by clicking on the link below.

[Download an Offer Form](#)



