

48 Ventura Road Mermaid Beach, QLD

Ventura Residences Mermaid Beach

Niecon is pleased to welcome you to our latest landmark, Ventura Residences Mermaid Beach. The building includes 47 spacious, north facing, skyline and ocean view residences.



Rebecca Leo

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A

LEVELS 6-8

Internal 112m²
External 10m²
Total 122m²



Ventura
RESIDENCES | MERMAID BEACH



LEVELS 6-8



KEY

- 1 Entry
- 2 Bed 2
- 3 Bathroom
- 4 Study
- 5 Kitchen
- 6 Laundry
- 7 Bed 3
- 8 Master Bed
- 9 Ensuite
- 10 Dining
- 11 Living
- 12 Balcony



NIECON
Creating Lifespaces

Disclaimer:

The particulars in this document are set out as a general outline only. This is representative as a guide only and does not constitute an offer or a contract. All floor areas measured to outside face of external walls and centre of party walls (including garage). First floor plans exclude area of internal stairs and voids (as measured at ground floor). All reasonable care has been taken in the preparation of this Floor Plan. Intending purchasers are advised to carry out their own investigations of the correctness of each description or reference. All details were correct at the time of printing and are subject to change without notice.

* Slight variation in size depending on location of lot. Please refer to survey plans in contract for clarification of lot sizes.

D3

LEVELS 9-11

Internal 127m²
 External 23m²
Total 150m²



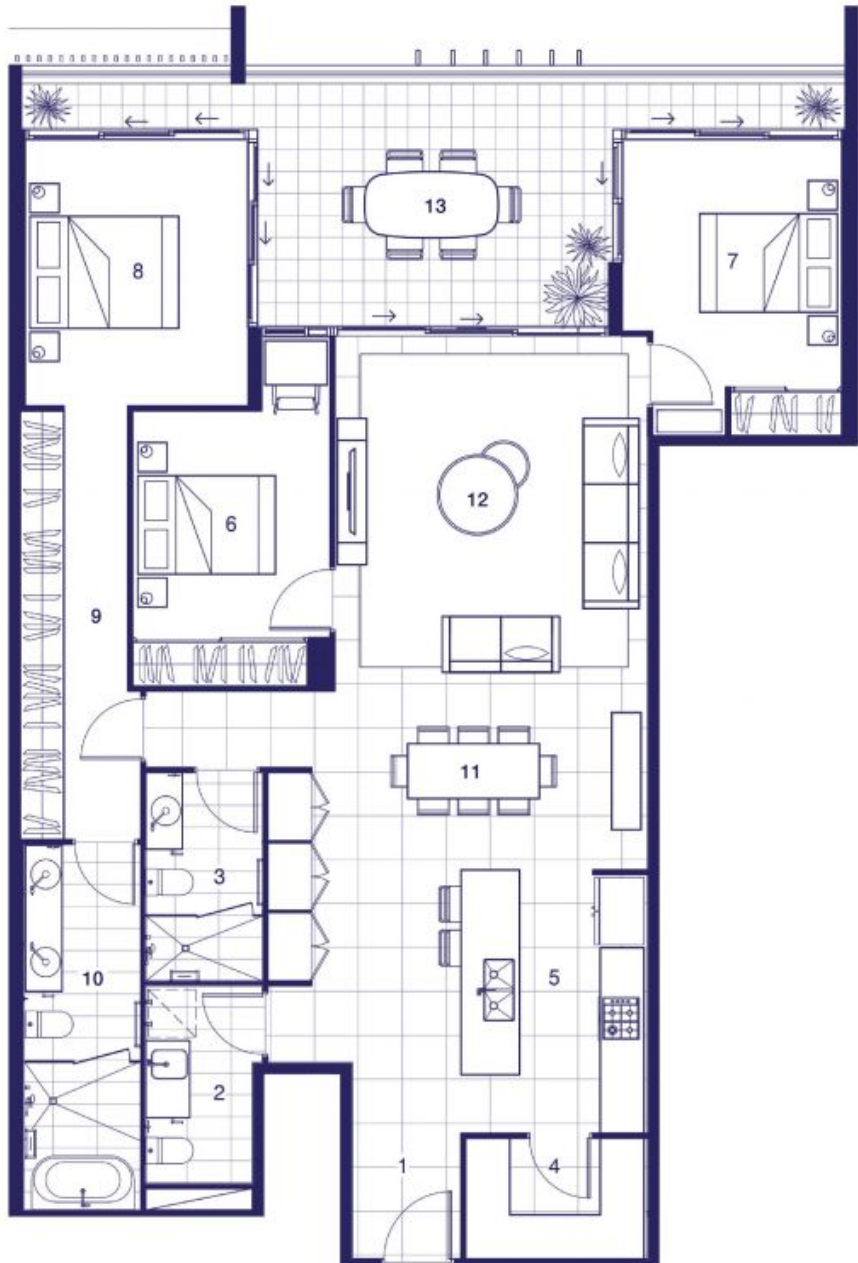
Ventura
 RESIDENCES | MERMAID BEACH



LEVELS 9-11

KEY

- 1 Entry
- 2 Laundry/
Powder Room
- 3 Bathroom
- 4 Butler's Pantry
- 5 Kitchen
- 6 Bed 3
- 7 Bed 2
- 8 Master Bed
- 9 WIR
- 10 Ensuite
- 11 Dining
- 12 Living
- 13 Balcony



D4

LEVELS 9-11

Internal 136m²
 External 21m²
Total 157m²



Ventura
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KEY

- 1 Entry
- 2 Laundry
- 3 Bathroom
- 4 Powder Room
- 5 Butler's Pantry
- 6 Kitchen
- 7 Bed 3
- 8 Bed 2
- 9 WIR
- 10 Master Bed
- 11 Ensuite
- 12 Dining
- 13 Living
- 14 Balcony

LEVELS 9-11

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FLOORPLAN

SPECIFICATIONS

Internal	291m ²		4
External	66m ²		4
Balcony	17m ²		2
Total	374m²		

KEY

- 1 Entry
- 2 Bed 3
- 3 Bathroom
- 4 Powder Room
- 5 Bed 4
- 6 Laundry
- 7 Hallway
- 8 Kitchen
- 9 Butler's Pantry
- 10 Dining
- 11 Living
- 12 Terrace
- 13 Bed 2
- 14 WIR
- 15 Ensuite
- 16 Store
- 17 Master Bed
- 18 WIR
- 19 Ensuite
- 20 Balcony
- 21 Exclusive Garage (34m²)



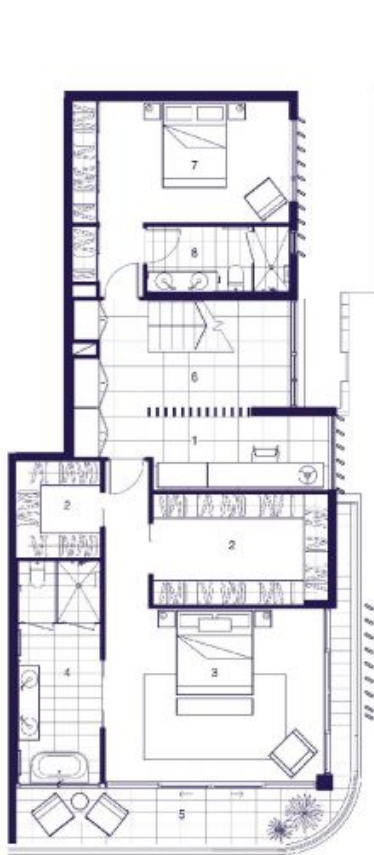
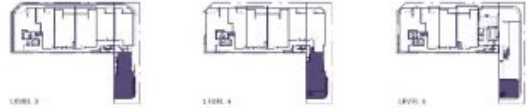
LEVEL 1 (GROUND)



LEVEL 2



FLOORPLAN



LEVEL 3






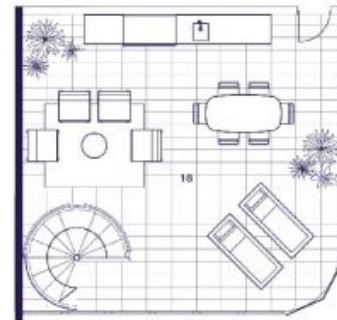
LEVEL 4

KEY

- 1 Study
- 2 WIR
- 3 Master Bed
- 4 Ensuite
- 5 Balcony
- 6 Hallway
- 7 Bed 2
- 8 Ensuite
- 9 Entry
- 10 Bed 3
- 11 Bathroom
- 12 Laundry
- 13 Kitchen
- 14 Butler's Pantry
- 15 Living
- 16 Dining
- 17 Balcony
- 18 Terrace

SPECIFICATIONS

Internal	210m ²		3
External	44m ²		3
Balcony	54m ²		2
Total	308m²		



LEVEL 5

