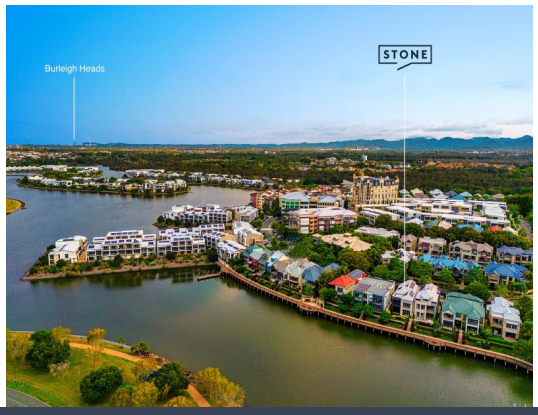
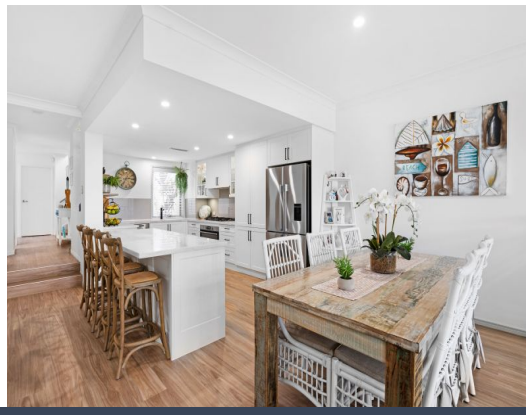








3004 The Boulevard Carrara, QLD

3 2 2

Premier Emerald Lakes Waterfront

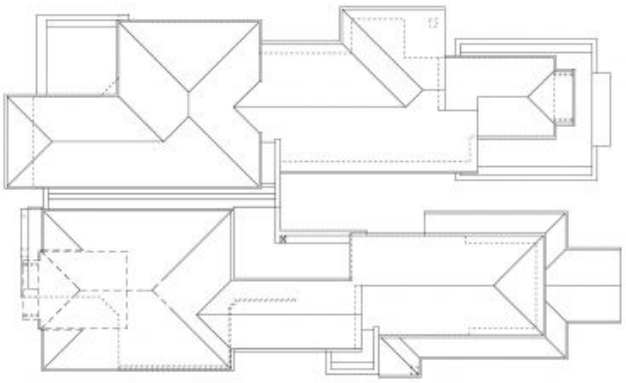
The Quay North estate is home to the most tightly held real estate within the whole of Emerald Lakes. There are just fifteen north facing waterfront homes and when one does come on the market there is always a rush to secure it. This is your opportunity purchase one of the finest homes within this highly regarded lifestyle location.

Price:	Offers Over $1,550,000
Council Rates:	$1,960.00/year (approx)
Water Rates:	$250.00 p/q
Strata Rates:	$611.00/month (approx)



Scott Campbell
0400 768 805

https://www.stonerealestate.com.au/8760175



LOFT FLOOR PLAN

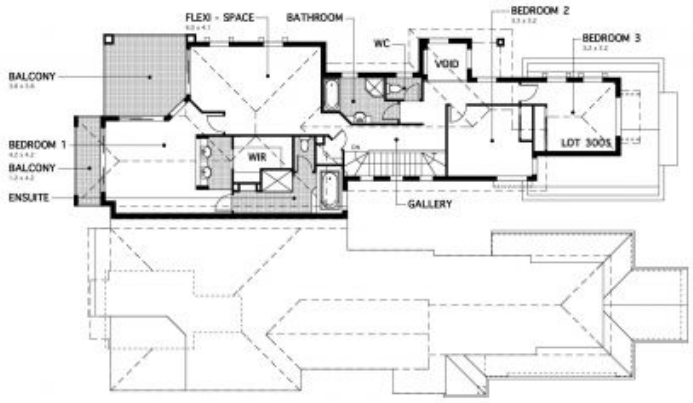
LOT: 3005.

DENOTES TILED AREAS

NOTE:
THIS PLAN SHOWS GROSS FLOOR AREAS ONLY.
ALL AREAS & DIMENSIONS SHOWN ARE
APPROXIMATE ONLY & ARE SUBJECT TO
FINAL SURVEY & COUNCIL APPROVAL

NIFSAN
GOLD SEAL HOMES
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'THE QUAYS'
LOTS: 3004 & 3005.
DATE: NOV, 2004.



FIRST FLOOR PLAN

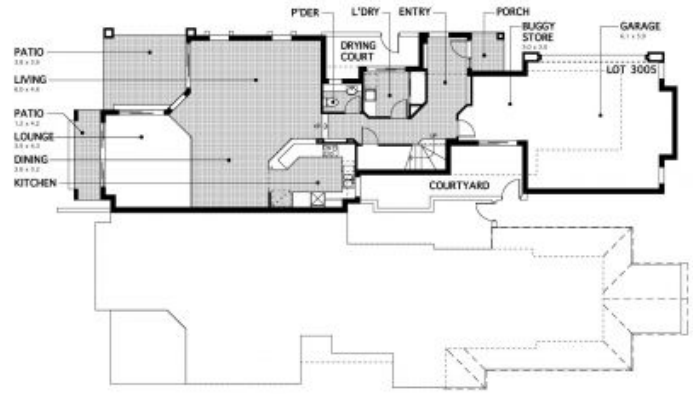
LOT: 3005.

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GROUND FLOOR PLAN

LOT: 3005.

AREA SCHEDULE.

UNIT 3005.	
GROUND FLOOR LIVING	115.0m2
GARAGE	45.0
PORCH	3.0
COVERED PATIO	14.0
FIRST FLOOR LIVING	140.0
BALCONIES	14.0m2
TOTAL AREA	340.0m2

DENOTES TILED AREAS

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