

Just Listed

Unit 2, 26 Catalina Dr, Mudjimba



Sea Tides

Aptly named this gated complex is close enough to sleep to the sound of the surf, then a 12 minute morning walk to the beach for a quick swim before breakfast. Sea Tides comprises of just 25 oversized townhouses spread over 1.09ha(2.7 acres). This translates to space and privacy, as well as an abundance of natural light, sea breezes and green space.

Open plan living downstairs offers a range of furniture options along with a well-appointed kitchen and connecting covered outdoor entertainment area. The size of the courtyard means a feeling of space and a garden view from both levels. Upstairs there's 2 generous guest/family bedrooms plus master with ensuite and private balcony.

Remote sliding gate and garage door access means secure all weather entry, and the shortest distance for groceries from car to kitchen. There's space to park two vehicles on the driveway for visitors, and a fenced courtyard big enough for family or pets. Shared pool and BBQ facilities make summer days feel like a holiday, or retreat to the air-conditioned comfort of home.

If you've been looking for house size living with the freedom of unit ownership, or that perfect investment opportunity in an area with a proven track record, this

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Price	\$900,000
Property Type	Residential
Property ID	3182

Agent Details

Tony Brown - 0411074022

Michael Crichton - 0448 799 178

Office Details

Maroochy North Shore Realty
644 David Low Way Pacific Paradise,
QLD, 4564 Australia
07 5448 7700



beachside townhouse is the perfect fit.

Property brief:

- 3 bed/2 bath/internal 2x garage
- Open plan living, covered patio
- Well-appointed kitchen
- Integrated storage throughout
- Air-conditioning and ceiling fans
- Security doors/window screens
- Fenced/private courtyard
- 900m to beach/esplanade shops
- 1.4km to school, Coles & medical
- Boat ramp and Golf Course 3km
- Easy 10 minute commute to CBD
- Secure/gated complex of 25 units
- Quality tenants (lease April 2026)

Rates and rental information:

- Council rates & unity water: Approx \$3400/year (combined)
- Body corporate fee: \$6680/year
- Rented at \$600pw until 20 April 2026

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