







On top of the world!

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The kind of inspiration only a view from this height can provide. Watch the sun rise over the water, then stay to see the whales pass you by. Northeast corner of the building and four floors above ground (sub-penthouse) with a wide, wrap around outlook from the ocean to Mount Coolum.

Connecting open living space and balcony means furniture and living options, while the view to Mudjimba Island and the sound of the surf in the background is experienced throughout.

When it's me time, there's always a place in the winter sun, and a constant sea breeze in summer. If you're feeling adventurous, cycle the coastal pathway to Coolum and beyond, or just take the lift to ground and walk through the dune onto the shoreline.

Salerno on the Beach is the last high-rise on this stretch of coastline which means a protected open-air northerly view. 3 bedrooms/2 bathrooms in a small complex of just 32 units means an ideal full-time residence. Or you can let the onsite managers put it to work for you as the dream ocean front escape.

Marcoola's Boulevard has matured in recent years offering cafes, restaurants and bars all within a 5 minute walk. The airport is handy for interstate travel or visiting guests, and Maroochydore's evolving CBD is a 12 minute drive.

While it's nice to know everything is close by, most people in this neighbourhood

Price	Offers over $1,150,000
Property Type	Residential
Property ID	3243
Floor Area	135.50 m2

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rarely go far. Peace, privacy and the laid-back way of life the North Shore is known for is at the heart of this location. 10km of uninterrupted coastline on your doorstep makes for a life that's easy to get used to.

If you're looking for a high-floor beachfront unit, with no road to cross and an aspect perfect for year-round living, it's time for a closer look at 24 Salerno On The Beach.

Property brief

- Absolute beachfront, no road to cross
- 3 bedroom (2 bath). 1x secure parking
- 5th floor (lift access). Northeast aspect
- Sweeping ocean & hinterland views
- Open plan living. Stone benchtops
- Newly updated flooring & decor
- Abundance of natural light/air-flow
- Winter sun and summer sea breezes
- Integrated storage & laundry room
- Built in wardrobes, ensuite to main bed
- Both bathrooms recently modernised
- Ceiling fans and air-conditioning
- 32 units. Majority permanent
- Access to common roof-top garden
- Pool, tennis court and BBQ facilities

Rates and rental information:

Permanent rental appraisal: $850/week

Council rates/water charges: Approx. $4,300/year

Body corporate levies: $17,460/year

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