

# AMBER WERCHON

PROPERTY · PEOPLE



**605/25 First Avenue Mooloolaba QLD**

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Amber Werchon Property presents to the market, 605/25 First Avenue, Mooloolaba: this sixth floor apartment in the First Light building located just one street back from Esplanade dining and beach, would make a well-located sea-change for a downsizing single/couple or perfect holiday investment which can be placed in letting pool for attractive income.

Across a light-filled level with a north-easterly aspect and floor to ceiling windows flooding the apartment with sunshine; it comprises two bedrooms, two bathrooms, open plan living flowing to covered balcony, well equipped kitchen, and compact European-style laundry.

Split system air-conditioning x 3, sheer floor to ceiling

[For full version visit the website](https://www.amberwerchon.com.au/8130488)

|                      |   |
|----------------------|---|
| <b>Type</b>          | : Unit  |
| <b>Price</b>         | : New To Market   |
| <b>Building Size</b> | : 68 sqm  |
| <b>View</b>          | : <a href="https://www.amberwerchon.com.au/8130488">https://www.amberwerchon.com.au/8130488</a> |

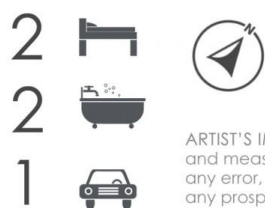
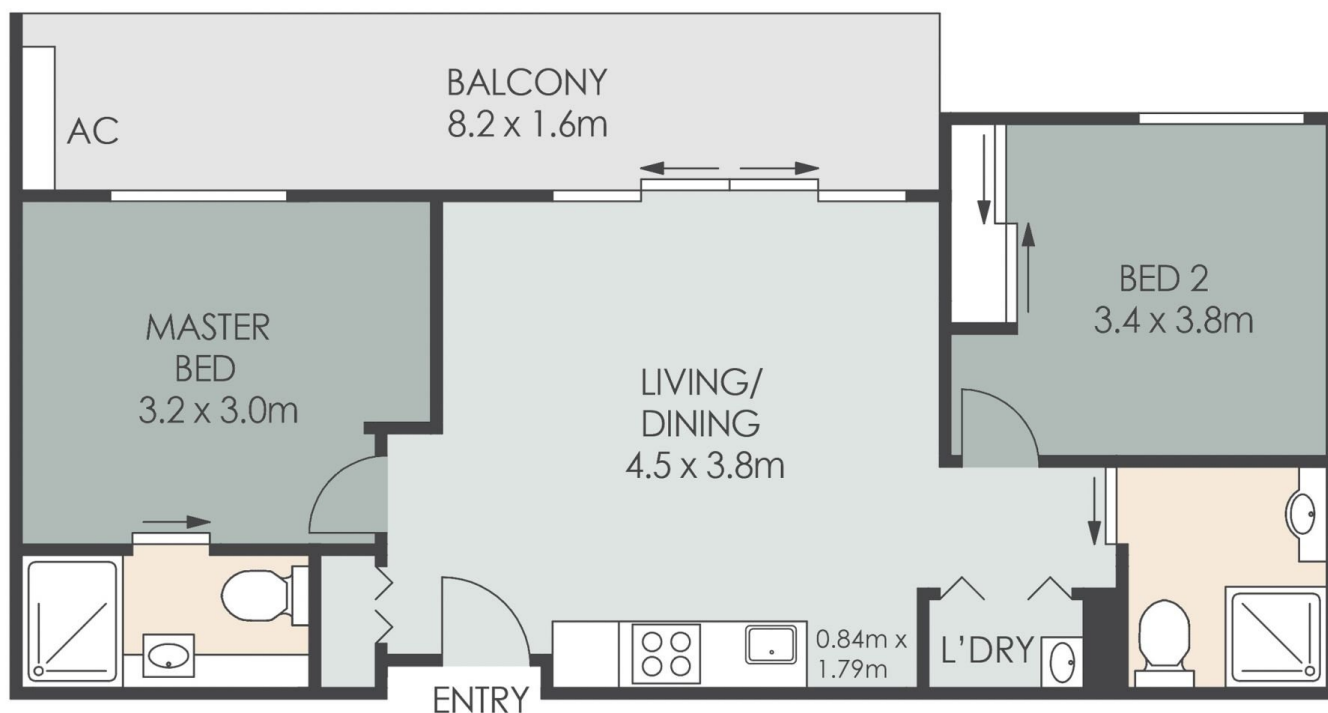
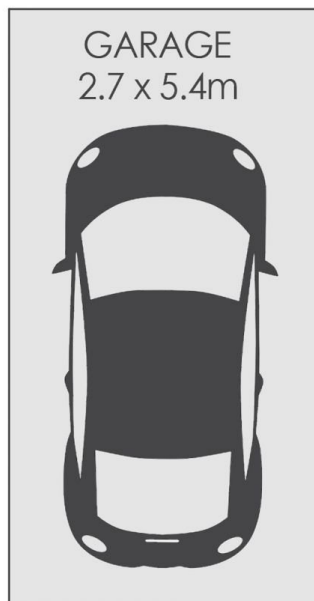


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<https://www.amberwerchon.com.au>



605/25 First Ave, MOOLOOLABA

INTERNAL: 53m<sup>2</sup> EXTERNAL: 28m<sup>2</sup> TOTAL: 81m<sup>2</sup>

ARTIST'S IMPRESSION ONLY: While every attempt has been made to ensure the accuracy of this floor plan's areas and measurements of doors, windows, rooms and all other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should only be used as such by any prospective purchaser [www.fratterphoto.com](http://www.fratterphoto.com)

