



**153 Santa Cruz Boulevard Clear Island Waters QLD**

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Dual Living, North to Water

This is waterfront living redefined, a rare opportunity presents itself for multi- generational living of approximately 60 squares under the one roof.

Architecturally designed 5 bedrooms plus study home features a resort style entrance with timber walkway leading to the front double door entry. This home has a flexible plan incorporating an internal self contained 2 bedroom apartment with its own kitchen, separate entry, two way bathroom and large living room. Currently used as another wing to suit the largest of families.

The main home features double storey entry void, high ceilings on both ground floor and upper level of the home.

**Price** : \$ 2,500,000  
**Land Size** : 1023 sqm  
**View** : <https://www.astras.com.au/sale/qld/gold-coast/clear-island-waters/residential/house/7086921>



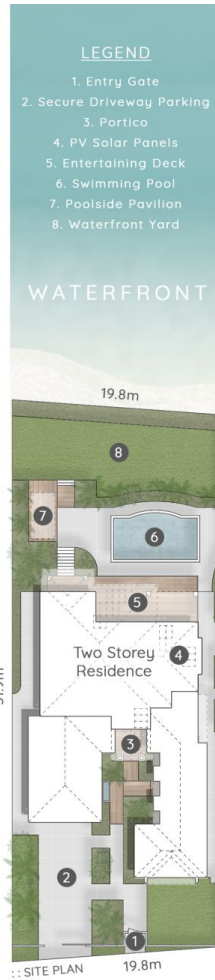
**Oresti Astras**  
**07 5593 2038**



:: FLOOR PLAN  
First Floor - 2.7m Ceiling



:: FLOOR PLAN  
Ground Floor - 2.7m Ceiling



:: SITE PLAN  
SANTA CRUZ BOULEVARD

LEGEND

1. Entry Gate
2. Secure Driveway Parking
3. Portico
4. PV Solar Panels
5. Entertaining Deck
6. Swimming Pool
7. Poolside Pavillion
8. Waterfront Yard

WATERFRONT

↑ NORTH

# ASTRAS

prestige property

Oresti Astras  
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153 Santa Cruz Boulevard  
CLEAR ISLAND WATERS

- 1,023m<sup>2</sup>
- 5 Bed + Study
- 4 Bath
- 2 Car + Off-Street

Internal 448m<sup>2</sup>  
Covered External 78m<sup>2</sup>  
Total 526m<sup>2</sup>



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