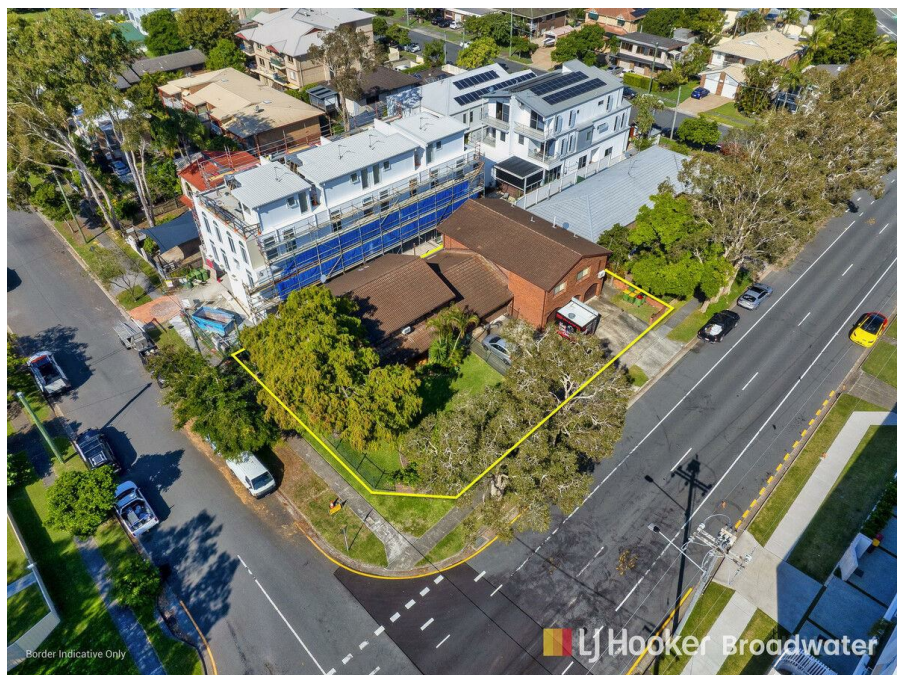


**1/14 Milton Avenue & 2-4 / 413 St, Paradise Point, QLD 4216**

**Sold - 17/07/2025**

House 11 6 4



## Exceptional Investment & Development Opportunity ? 774m<sup>2</sup> Cor

PRIME LOCATION ½ RARE OPPORTUNITY ½ UNLOCK THE POTENTIAL

To be sold as a single parcel ½ not available as individual lots.

An exceptional opportunity to secure a premium 774m<sup>2</sup> ½\* corner site in one of the Gold Coast's most tightly held pockets. Zoned Medium Density, this site is ideal for developers or investors seeking a high-potential project in a blue-chip location.

Positioned just 100 metres from the Broadwater and a short walk to the vibrant Paradise Point village, this property offers unmatched lifestyle appeal. Surrounded by boutique shopping, fine dining, and world-class marine facilities, it's a prime canvas for a boutique residential or mixed-use development (STCA).

Opportunities of this calibre ½ combining strategic location with significant development upside ½ are rarely offered to the market. Don't miss the chance to capitalise on this golden acquisition.

### Property Highlights:

- \* 774 m<sup>2</sup> medium-density zoned RD5 corner block Milton and Bayview Street
- \* Current zoning allows for one dwelling per 50 m - 15m height allowance
- \* Four dwellings, all on separate titles
- Two level 5-bedroom, 3 bathroom home
- Three x 2-bedroom, 1-bathroom units
- \* Potential for high-yield investment with multiple income streams
- \* Outstanding development potential (STCA)
- \* Ideal for land banking, redevelopment, or strata sell down
- \* Surrounded by premium new developments and robust infrastructure
- \* Walk to vibrant dining, cafe and retail hub in Paradise Point
- \* 100m to the Broadwater - the gateway to world-class boating

Whether you're considering a luxury townhouse development, boutique apartment build, or holding for future growth, this property offers unmatched potential in a blue chip location.

### Listed By

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**Open for Inspection**

By Appointment.