



## ELEGANCE & EFFICIENCY

To register to attend an open for inspection please click the Request an Inspection button. Please ensure you have registered your attendance before arriving at the inspection.

Walk in and feel at home. This 3 bedroom property oozes quality and comfort. Elegance and efficiency are combined, with light filled interior spaces offering sanctuary with an abundant green outlook. A stunning rear courtyard offers a peaceful outdoor retreat and entertaining space. The north-facing living and dining areas include home theatre TV with ceiling speakers above a wall of brilliant integrated storage. The kitchen demonstrates smart design with clever storage, pull out pantry, Caesar stone bench tops, Smeg appliances and streamlined soft closing cupboards and drawers. Relaxing upstairs, the landing library retreat is surrounded by 3 generous bedrooms, 2 with fully fitted built-in robes, the main bedroom featuring walk-in robes and ensuite with balcony. A sky-lit central bathroom is complemented downstairs by a generous concealed laundry and powder room with under stair storage cupboard. Heating is both ducted and underfloor together with energy efficient air-conditioning, constant comfort is assured. The location couldn't be better, just moments to trams, Albert Park Lake, cafes and shops on Clarendon St and South Melbourne Market.

PLEASE NOTE: Property availability is subject to change without notice.

Contact: Kim Menzies 9699 5999

### Details

#### Price

\$995.00 per week

#### Date Available

Now

#### Contact

Kim Menzies

**Albert Park**

330 Montague Street  
Albert Park VIC 3206

P 03 9699 5999

E rentals@cayzer.com.au

**Port Melbourne**

370 Bay Street  
Port Melbourne VIC 3207

P 03 9646 0812

E rentals@cayzer.com.au

**cayzer.com.au**