

117/88 Kavanagh Street, Southbank, Vic 3006

Sold Apartment

Wednesday, 28 February 2024

117/88 Kavanagh Street, Southbank, Vic 3006

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Area: 94 m2

Type: Apartment



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\$650,000

* Photo has been virtual staged. Immersed in the warmth of natural light, this impressive 2 bedroom (plus study) apartment stretches out over a combined 93sqm (approx.) in a commanding corner placement. Head downstairs and embrace a superior Southbank lifestyle within walking distance of Melbourne Square Woolworths, Crown, the arts precinct, Boyd Community Hub, Southbank Library and the popular restaurants lining the Yarra River on the very cusp of the CBD. Lightly toned floorboards add a luxury dimension to the open-plan living and dining layout, while the deluxe kitchen boasts black granite benchtops, a breakfast bar and stainless-steel appliances including an upgraded Bosch dishwasher. A compact study will provide a private and professional solution to your work-from-home duties. Attracting morning sunlight on the 11th floor of the Sentinel complex, entertain on a sheltered balcony showcasing a parkland panorama over the Royal Botanic Gardens with the majestic Shrine of Remembrance a highlight. The generously sized, naturally lit and mirror-robed bedrooms are serviced by a fully tiled bathroom graced with a shower over a bath. Comprehensive features include a large concealed laundry, secure parking, storage cage, split-system heating and cooling, roller blinds, textured curtains, concierge, intercom entry and resort-style use of a pool, tennis court, gym and BBQ terrace. First home buyers can enter the market with security, while investors will set and forget this rewarding portfolio performer. Outgoings: Council Rates: \$350.00 per quarter approx. Water Rates: \$175.00 per quarter approx. Owners Corporation Fees: \$1,448.00 per quarter approx.* Photo identification will be required upon entering the property. Please contact our agent for your personal tour of this home today.