

2/86 Kavanagh Street, Southbank, Vic 3006

Apartment For Sale

Friday, 19 April 2024

2/86 Kavanagh Street, Southbank, Vic 3006

Bedrooms: 2

Bathrooms: 1

Parkings: 2

Area: 84 m2

Type: Apartment



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EOI due on 15th May at 5PM, \$580,000 - \$638,000

Offering exclusive streetfront access, make your own grand entrance in this ground-floor 2 bedroom, 1.5 bathroom, 2 car-park corner apartment in the resort-inspired Sentinel complex. An ideal opening for discerning downsizers, entry-level buyers and astute investors, this complete lifestyle package is footsteps from Melbourne Square Woolworths, the arts precinct, trams, Crown entertainment, Southgate, popular riverside restaurants and the CBD itself. Enjoy spacious open-plan living and dining with rich timber floorboards underfoot and one-way privacy windows framing the perimeter. You can watch the world go by outside, but no one is able to see you inside! A U-shaped kitchen boasts glistening granite surfaces, a breakfast bar and updated stainless-steel appliances including a full-sized dishwasher. Step outside to a perfectly private terrace, the ideal spot for breakfast and after-work drinks. The generously sized and naturally lit bedrooms are serviced by mirrored built-in robes, while a fully tiled bathroom boasts a marble-topped vanity, storage solutions and a large Euro-style laundry with a sink. Take advantage of secure parking for 2 cars, a handy powder room, floor-to-ceiling storage cage, split-system heating and cooling, noise-cancelling double glazing throughout, roller blinds, video intercom entry, new recessed LED down-lighting and a fresh coat of paint from top to bottom. Best of all, stay in the building and enjoy internal access to a concierge and resort-style use of a 25m indoor heated lap pool, a fully fitted gym, tennis court and a BBQ terrace as a part of the Sentinel development. From the surprisingly peaceful setting to the single-level ease, this one will be popular! Outgoings: Council Rates: \$375.00 per quarter approx. Water Rates: \$167.00 per quarter approx. Owners Corporation Fees: \$1,570.00 per quarter approx.* Photo identification will be required upon entering the property. Please contact our agent for your personal tour of this home today.