

# 214/1 Acacia Place, Abbotsford, Vic 3067

## Apartment For Sale

Saturday, 13 April 2024

214/1 Acacia Place, Abbotsford, Vic 3067

**Bedrooms: 1**

**Bathrooms: 1**

**Type: Apartment**



Emily Sayers  
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## Private Sale \$310,000-\$320,000

A privileged position provides the setting for a fabulous low maintenance lifestyle within this sophisticated inner-city residence. Enjoying access to a rich assortment of amenities as well as recreational facilities on-site, this is one that will be the envy of your friends.- Light and airy open plan living/dining space. - Stylish kitchen with stone bench top, Miele appliances - gas cooktop and dishwasher. - Generous bedroom offering mirrored built in robes.- Large private courtyard with additional private entrance that opens into a serene resident's garden.- Split system heating/cooling. - European laundry.- Immaculate separate bathroom with large walk-in shower and mirrored storage.- Secure intercom entry plus concierge. - Allocated secure storage cage.- 55sqm approx. of lifestyle living.- Rent potential \$425 - \$475pw - Communal rooftop entertaining area with outdoor dining space, two barbecues, outdoor fireplace, sensational views of the river and city, indoor dining room with fully equipped kitchen and dining table, conference room, plus use of the residents' pool, spa, and fitness facilities. Enjoying a tranquil position steps away from the Yarra walking/bike trail, this sophisticated apartment is also merely moments from Victoria Gardens shopping and attractions, close to an array of dining options & bars and within metres of trams stops for a quick trip to the CBD. Conditions of entry - IDENTIFICATION and contact number required, otherwise entry may be refused. The information about this property has been supplied to us by the property owner, while we have no cause to doubt its accuracy, we provide no guarantee. We cannot attest to the functionality of any fixtures, fittings or inclusions to the property. Land and apartment dimensions and floor/site plans are supplied by third parties. Typing mistakes, omissions, transposing can occur, we provide to assist but make no representation. Buyers must carry out their own due diligence.