

3106/60 Kavanagh Street, Southbank, Vic 3006

VIC PROP

Sold Apartment

Wednesday, 21 February 2024

3106/60 Kavanagh Street, Southbank, Vic 3006

Bedrooms: 1

Bathrooms: 1

Type: Apartment



Leo Bi

0396296110

\$400,000

Your discerning taste and exceptional insight have led you to this remarkable property. If you desire the convenience of city living coupled with tranquility, Southbank is undeniably your prime choice. Orientation is paramount for a one-bedroom apartment, and this residence faces northeast, ensuring abundant sunlight throughout the day, keeping you warm in winter and cool in summer. Layout-wise, the kitchen is cleverly positioned to minimize cooking odors, while the bathroom located near the bedroom entrance maximizes convenience. As for amenities, the residence features fully automated blinds, a Euro-style laundry with a washing machine and dryer, ducted heating and cooling, double glazing, NBN readiness, and video intercom entry. In terms of location, you're within a 3-5 minute walk to the NO. 1 and NO. 58 tram lines, an 8-12 minute walk to Flinders Station, and a short stroll to Crown. Additionally, Melbourne's largest Woolworths is almost downstairs, along with an Asian supermarket. Residents can indulge in the exclusive Southbank Horizon Club on the 41st floor, offering lounges, a dining area, a luxury theater, a landscaped rooftop BBQ terrace, and High-speed lifts. Further amenities include a temperature-controlled indoor pool, gym, yoga studio, ping pong room, and another landscaped BBQ terrace on the 9th floor. A 24/7 concierge service ensures convenience and security. Indulge in the diverse culinary offerings along Southbank's main corridor, with leading restaurants, cafes, and bars just steps away. Built to exceed industry standards, this building received the prestigious HIA award, and exceptional energy rates. This is an excellent choice for both self-occupation and investment. Council Rates: \$1018.12 Water Rates: \$666.40 OC Fees: \$3,542.64