

**3707/100 Harbour Esplanade, Docklands, Vic 3008**



**Apartment For Sale**

Monday, 20 May 2024

3707/100 Harbour Esplanade, Docklands, Vic 3008

**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 1**

**Type: Apartment**



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**\$840,000 to \$900,000**

Perched high in the dress circle section of the Victoria Point residential complex, an extraordinary 2-bedroom apartment awaits the discerning buyer seeking unparalleled views. Located on level 37, this apartment features high ceilings, providing a spacious vertical expanse rarely found in Docklands. Upon entering, you'll be captivated by the breathtaking views of the city skyline—magnificent by day, magical by night with the city's lights stealing the show. The expansive living area flows seamlessly into a dedicated dining room on the left and extends to a sheltered balcony, perfect for entertaining, relaxing, or tending to a private mini garden. The stylish kitchen boasts stone benchtops, an ultra-long peninsula bench, and integrated stainless steel appliances, including a 5-burner stove top, electric oven, and dishwasher. Adjacent to the cooking area is a separate laundry room that can double as a pantry. The large main bedroom features a walk-through mirrored robe and a fully tiled twin-basin ensuite. The second bedroom, complete with a study alcove and mirrored built-in robes, shares a central bathroom with a bathtub. Other features include:- Storage cage and car park on title- Ducted heating and cooling system- Intercom access- Ample storage throughout the kitchen and the apartment- Floor-to-ceiling windows

Complex amenities include:- Concierge and onsite manager- Security swipe access- Secured garage access- Gymnasium

Situated in the heart of Docklands, this location offers great travel options. It is within the free tram zone, with direct access to Southern Cross Station via the concourse or easy access to the freeway network. The area is zoned for University High School and is close to Docklands Primary School and tertiary institutions like RMIT and Melbourne University. Grocery shopping is convenient with Coles and Woolworths nearby. Additionally, the Australia Post Office is just down the road on Bourke Street, and the Library at the Dock is a short distance away. With the CBD just across Spencer Street, you'll have access to a plethora of eateries, cafes, boutique shops, and entertainment options, from live music to theater performances. Discover why so many residents call Victoria Point home.