

**409/422 Collins Street, Melbourne, Vic 3000**



**Apartment For Sale**

Tuesday, 28 May 2024

409/422 Collins Street, Melbourne, Vic 3000

**Bedrooms: 1**

**Bathrooms: 1**

**Area: 53 m2**

**Type: Apartment**



Dionne Wilson  
0396648100

## Deadline Sale | \$440,000 - \$480,000

Deadline Sale (unless sold prior) Tuesday 18th June 2024 at 12pm

- Spacious 53m<sup>2</sup> area feels even larger with height
- Huge heritage windows capture lovely light
- Lofty ceilings with exposed sprinkler pipes
- Kitchen includes electric oven, gas cooktop, dishwasher
- Spacious bedroom featuring built-in wardrobes
- Large bathroom with hidden euro-style laundry
- Positioned allowing for privacy
- Cosmetic upgrade would reap rewards
- Super convenient, free city trams at your door
- Access to the beautiful Market Street Park
- A perfect first home, pied-à-terre, or a sound investment
- Serviced by 4 brand new lifts, two at each end of the building
- Access from 2 prestigious Addresses- 422 Collins Street (Best for Inspections) &- 447 Little Collins Street

What is WHU? Warehouse, Heritage & Unique or what our team refers to as WHU is a category of property that differentiates from the others. This symbol appears on the properties that our team have identified as exhibiting one or more of these characteristics. Harcourts Melbourne City, Estate Agents, specialising in sales & leasing of Warehouse, Heritage, Unique – WHU properties in Melbourne's inner city. For information on inner city property for sale or rent or for expert real estate advice visit: [melbourneharcourts.com.au](http://melbourneharcourts.com.au) or phone us on 03 9664 8100 Whilst every care is taken to ensure accuracy of the sizes, plans & information contained herein no guarantees or warranties are given. Clients are required to make their own investigations, carefully check the formal legal documentation & seek independent professional legal advice.