

**41 Hambleton Street, Albert Park, Vic 3206**



**House For Sale**

Thursday, 30 May 2024

41 Hambleton Street, Albert Park, Vic 3206

**Bedrooms: 5**

**Bathrooms: 6**

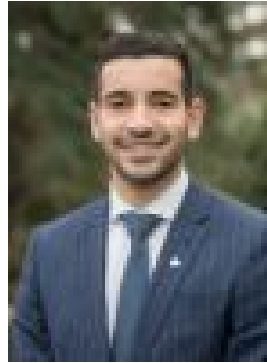
**Parkings: 3**

**Area: 486 m2**

**Type: House**



Simon Gowling  
0422234644



Max Mercuri  
0431043723

## Expression of Interest Closes 28th June at 12pm

'41 Hambleton Street' - Poised to transform an exclusive tree-lined setting between the bay and Albert Park Lake, these council approved luxury plans for an uncompromising residence on 486 sqm approx, promises to redefine concepts of luxury and well-being, envisioned by Ecco Group and award-winning architect Travis Walton. Merging architectural innovation with the raw essence of its environment, the proposed residence embodies Walton's mastery of design, offering a generational opportunity for those seeking a legacy of enduring opulence. Destined to be a commanding presence within a peaceful, historic streetscape, this five-bedroom, six-bathroom, 3-living area, lift-connected masterpiece reveals a captivating play on light and shadow, emphasising bold lines and shapes that sit perfectly within its North facing, lush landscaped surroundings. Every detail has been meticulously curated to evoke a sense of refined grandeur, beginning with the grand foyer and a subterranean void with a verdant rain garden, and concluding with multiple indoor and outdoor living areas, anchored by a breathtaking spiral staircase, a statement marble kitchen and first-class wellness amenities, including a fully equipped gym/yoga studio, ice bath and sauna. A discreet triple garage offers right of way access, and additional highlights will include a bespoke swimming pool, a walk-in wine cellar, and a home office. Currently a block of five boutique apartments, this property is ideal for discerning investors with a rental potential circa \$150k per year or dream home enthusiasts looking to make a mark in a premier location. It is located within moments of Albert Park Village, the light rail, MSAC, the beach, and excellent schools, including zoning for Middle Park Primary School and Albert Park College. Images 1-14 are Artists Impressions only