

415/1 Marmion Place, Docklands, Vic 3008



Sold Apartment

Thursday, 26 October 2023

415/1 Marmion Place, Docklands, Vic 3008

Bedrooms: 1

Bathrooms: 1

Area: 51 m2

Type: Apartment



Glenn Donnelly
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Lina D Ambrosio
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\$265,000

An unbelievable investment opportunity is ready and waiting for you in The Sebel Docklands complex. Appealing location adjacent to Victoria Harbour and offering a low-maintenance one-bedroom design, this stylish and quality-built property promises incredible returns and allows you to grab a valuable piece of this amazing NewQuay precinct building. • This apartment comes fully furnished! • Also could be utilized by an owner-occupier who wants to experience the best in modern Docklands living for up to six weeks per year • Enjoy the stunning leafy outlook from the living zone • Living offers dedicated areas including a carpeted lounge and tiled casual meals space • Balcony runs the full width of the property • Streamlined kitchen showcases beautiful stone and stainless steel appliances • Bedroom comes with built-in robe storage • Stylish bathroom • European laundry • Split system heating and cooling • Secure intercom

Investment return of \$1,591.05 pcm with secure lease to March 2027.

AMENITIES The Sebel building gives residents access to an indoor lap pool, spa, gym, outdoor entertaining BBQ terrace, cinema, tennis court, yoga room, private dining room, and business centre.

LOCATION Near The District Docklands which features Hoyts Cinemas, Woolworths supermarket, Dan Murphy's, Chemist Warehouse, and a wide range of specialty shops & restaurants. You're also close to Capital City Trail, Docklands Primary School and kindergarten, Marvel Stadium, leading universities, trams including the free City Circle line, Southern Cross Station, and a short walk to the Port Phillip Ferries.