

**908/152 Sturt Street, Southbank, Vic 3006**

**Sold Apartment**

Saturday, 17 February 2024

908/152 Sturt Street, Southbank, Vic 3006

**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 1**

**Type: Apartment**



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**\$590,000**

A stylish illustration of free-flowing space, this impeccable 2 bedroom, 2 bathroom apartment is placed to perfection on the 9th floor of the luxury-led Guild complex. Live the life you love in the heart of the arts precinct with the best of Melbourne on your doorstep. Take an easy walk to theatres, galleries, South Melbourne Market, the Royal Botanic Gardens, Melbourne Square Woolworths, Sturt Street and St Kilda Road trams, and the popular Cafe Godot on promenade level. Freshly painted throughout, spacious open-plan living and dining is complemented by a stone-finished kitchen showcasing a sleek new splashback and quality stainless-steel appliances including an integrated fridge/freezer and dishwasher. A nearby study nook with a built-in workspace will take your work-from-home days to another level! Step outside to a full-length undercover balcony boasting unforgettable views sweeping over the Shrine of Remembrance, the emerald-green canopy of the Royal Botanic Gardens and blue-water glimpses of Port Phillip Bay. This radiant retreat will be a dream for alfresco entertaining. Take advantage of a newly carpeted pair of generously sized, naturally lit and impressively robed bedrooms with the master suite offering direct access to the balcony and a luxe ensuite. The principal bathroom is graced with floor-to-ceiling tiles and a sparkling shower over a bathtub. An exemplary list of special features includes secure car parking, a Euro-style laundry, ducted heating and cooling, upgraded and motorised blinds, double/triple glazing, rich timber floorboards, designer track lighting and exposed concrete ceilings. The sought-after Guild building comes complete with video intercom entry, NBN internet, building manager and private use of an indoor heated swimming pool, a fully fitted gym, steam room and rooftop BBQ terraces overlooking Melbourne from every angle. Make plans to inspect today! Outgoings: Council Rates: \$269 per quarter approx. Water Rates: \$167 per quarter approx. Owners Corporation Fees: \$1,334 per quarter approx.\* Photo identification will be required upon entering the property. Please contact our agent for your personal tour of this home today.