

**1016/626 Heidelberg Road, Alphington, VIC, 3078**

**McGrath**

## **Apartment For Sale**

Saturday, 17 August 2024

1016/626 Heidelberg Road, Alphington, VIC, 3078

**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 1**

**Type: Apartment**



Anthony De Iesi

0394899422

## Opulent Living At Its Finest

\*\*\*FULL STAMP DUTY PAID INCENTIVE\*\*\*

### Inspection By Appointment

Experience luxurious sophistication that permeates this two-bedroom masterpiece as you enter the world of absolute splendour. Positioned amidst the exclusive Paper Mill apartment complex, and less than 7km from Melbourne's CBD. Standing in a league of its very own craftsmanship, from the moment you arrive, you know you're about to see something exquisitely special. Will suit first homeowners, downsizers, investors, and those looking for an inner-city base, in a dream location that brings select conveniences directly to your door.

- Enjoy low-maintenance living at its finest with an open-design kitchen, meals and living domain, boasting grand outlooks through floor to ceiling windows and sliding doors that provide smooth union with a covered entertainers' balcony, boasting indulgent Melbourne CBD and leafy surrounding vistas
- Taking centre stage, a hostess kitchen mingles the household, flaunting upscale, custom cabinetry, walk-in-pantry, high-end Baumatic wall-oven, induction hotplate, integrated dishwasher, grand stone surfaces and island breakfast bar
- Two bedrooms are immersed with sunshine and breathtaking views through floor to ceiling windows, the master suite pampers you with a luxurious ensuite and walk-in-robe

### Key selling inclusions:

- Two contemporary bathrooms in total
- Spacious laundry with ample storage
- Modern blend of carpet and wide oak flooring
- Split system heating and cooling
- Central heating and cooling

### Resort style, in-house amenities include:

- Hotel style lobby with concierge service
- Secure intercom entry
- Rooftop infinity pool, with sweeping CBD views
- Bathing boxes
- Rooftop deck area and garden spaces
- Outdoor cinema
- Sunset lounge
- BBQ area with seating and dining area
- Catering kitchen
- Kids' playground and park
- Dog run
- State of the art gym, yoga studio, pilates pavilion
- Guest visitor suites
- Secure mail room
- Bike storage and repair station
- Parcel storage
- Uber waiting room
- Lift access
- Secure parking
- Storage cage

### Set paces from gold star attractions:

- Yarra River Trails, Alphington Park, Fairfield Boathouse

- Alphington Grammar, Alphington Primary
- The Bend shopping precinct, Fairfield Village
- Alphington Station, bus lines
- Paces from Chandler Hwy
- Swift Eastern freeway access

This exclusive delight is everything "the great Australian dream" represents. Set in a premier location, surrounded by mother nature's finest attractions, and sele