

**601c/1 Acacia Place, Abbotsford, VIC, 3067**



**Apartment For Sale**

Friday, 27 September 2024

601c/1 Acacia Place, Abbotsford, VIC, 3067

**Bedrooms: 1**

**Bathrooms: 1**

**Type: Apartment**



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## Luxury Designer Setting With Resort Facilities!

Location Location Location. This move-in ready stunning home offers an exceptional investment opportunity for a wide range of buyers, from first-time homeowners to those downsizing in style or expanding their portfolio. Featuring customized TV cabinets, movable wall cabinets, and an integrated fridge, the property is equipped with a secure video intercom entry, fob-accessed elevator, and 24-hour surveillance cameras. An urban oasis located within 3.5 km to Melbourne CBD and is perfectly located across Victoria Garden Shopping Centre, cafes, restaurants, bowling, cinema and many more. Conveniently located with a tram stop at your door steps.

Designed by the renowned ROTHELOWMAN Architects, the luxury Sanctuary development including a "hotel-inspired" and "light-filled" lobby, opposite the Victoria Gardens shopping complex features only 7 apartments with 'Convertible Spaces'. It is Australia's first convertible apartments in Abbotsford transform bedrooms into dining areas, corridors into bedrooms and kitchens into lounge rooms, all in the space of a couple of minutes to give a whole new vibe.

Residents of Acacia Place will also be able to access the resort style amenities such as the outdoor 25m pool, spa, sundeck, gymnasium, sauna, movie lounge with fireplace, BBQs, rooftop dining with views of the city/river, outdoor undercover dining room, outdoor lounges, indoor dining with kitchen plus concierge service.

This property is conveniently located near Victoria Street's restaurants, the Yarra River parklands, the Main Yarra Trail, Kew Junction, attractions along Bridge Road, as well as bus, tram, and train stations in North Richmond and Hawthorn.

### Features:

- Great modern flooring
- Convertible Spaces allows you to optimize your living area. During the day, it functions as a studio apartment, while at night, it expands to provide entertainment and living space, if you wish.
- The movable walls that transforms the apartment is itself a joinery unit continuing the Scandinavian theme whilst importantly providing useful functionality with a pull out pantry, soft close drawers and ample additional storage accessible from both sides.
- The design allows for a 70% increase in living area space with each apartment queen sized bed space available with a moveable wall. Each integrated wall comprises of a state-of-the-art television unit space, kitchen, and bedroom robe.
- The open-plan kitchen and dining area is fully equipped for effortless entertaining. High-end appliances, including a dishwasher, gas cooktop, oven, and rangehood, are complemented by a splashback, integrated fridge, and generous stone benchtop space.
- Heating and cooling, laundry and useful storage.

### Facilities:

- Free Wi-Fi for your convenience.
- Indoor cinema with 165 inch projector screen, surround sound and bean bag style seating.
- Foxtel and DVD / Blu-Ray player.
- Gas BBQ and outdoor dining area overlooking the Yarra River corridor.
- Undercover al fresco outdoor dining area seating for 10/ overhead heating.
- Fully equipped service kitchen perfect for preparation.
- Sundeck and outdoor lounges.
- Sanctuary residents can enjoy all the Resident Rooftop facilities.