

**9/4 Witchwood Close, South Yarra, Vic 3141**

**McGrath**

**Apartment For Sale**

Wednesday, 19 June 2024

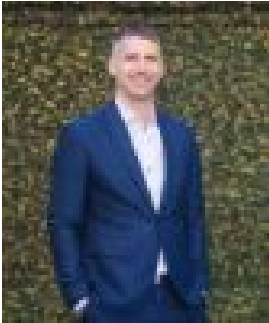
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**Bedrooms: 1**

**Bathrooms: 1**

**Parkings: 2**

**Type: Apartment**



Jimmy Collas  
0391313377

**\$310,000 - \$340,000**

A sunny home embracing tree-lined views from a boutique block, this well presented apartment offers you private easycare living in the exclusive Botanic Gardens precinct. It's set high on South Yarra Hill, a walk to Toorak Road and the Royal Botanic Gardens. Inner city privacy- Important: "The two parkings are not on title, the council confirmed this apartment is eligible for two parking permits"- Light filled interiors reveal timber floors and large windows- Spacious open living and dining area captures leafy outlooks- Stylish kitchen features stainless appliances and dishwasher- Accommodation of one double bedroom providing built-in robe- Sizeable bathroom, internal laundry plus air conditioning- Ample storage, intercom, eligibility for two parking permits- Excellent opportunity for first homebuyers and investors- Moments from local buses, trams plus South Yarra Station- Close to waterfront trails and parklands along Yarra River- Easy access to popular lifestyle attractions in the city