

**316/631 Victoria Street Abbotsford VIC**

2 2 1

This new two bedroom, two bathroom apartment (with car space) is just a short walk to Victoria Gardens Shopping Centre opposite with Bridge Road/Swan Street eateries and boutiques also close by.

**Features include:**

- 2 bedrooms with built in robes and master with ensuite
- Sleek central bathroom large bath
- Superior kitchen with Gaggenau Appliances
- Beautiful wide engineered Oak floors
- Large Terrace
- Sustainable 6+ Star Green Living Inside and Out
- Secure Car Space (not stacker) with Storage Cage
- World-Class Resident Amenities
- Exquisite Location on the Banks of the Yarra River
- Only a 15min tram ride to the Paris-end of Collins St
- Victoria Gardens Shopping Centre across the road

**View :** <https://www.spaceea.com.au/lease/vic/inner-city/abbotsford/residential/apartment/7366355>



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THE  
PARKHOUSE  
ABBOTSFORD

KEY

- PA Pantry
- FR Fridge/Freezer
- DW Dishwasher
- WR Wardrobe
- LAU Laundry
- BAL Balcony
- TR Timber Floor
- TL Tile Floor
- CA Carpet



APARTMENT TYPE

**G5.2** 2 Bed, 2 Bath

AREA

Internal	77.0m <sup>2</sup>	828.8ft <sup>2</sup>
External	23.5m <sup>2</sup>	253.0ft <sup>2</sup>
Total	100.5m <sup>2</sup>	1081.8ft <sup>2</sup>

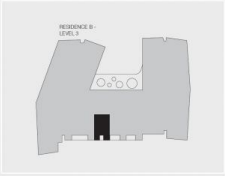
APARTMENTS

B316

RESIDENCE



LEVELS



Disclaimer: All images, design features, views, photographs, diagram's and artist's impressions are for presentation purposes and are indicative only. Dimensions, areas, fittings and specifications are indicative and subject to change without notice. All internal/external furniture including study desks and planter boxes and wall hangings are not included in the price. Purchaser should check the plans and specifications in the terms of the contract of sale carefully prior to signing the contract.