



312/470 St Kilda Road Melbourne, VIC

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Boutique, Stylish and Luxurious

Located on the corner of the 3rd floor of Leopold Tower, this luxury apartment is within easy reach to all the amenities St Kilda Rd offers, such as multiple tram lines, cafes and elite schools such as Wesley College, etc. as simply as downstairs.

Spreading approximately 93sqm, it comprises: open plan living, fully equipped kitchen with stone bench tops, stainless steel Euro appliances, two bedrooms, main with ensuite and BIRs, separate study, second bathroom with Euro cupboard laundry.

Overlooking Albert Park Lake and golf course, the good sized balcony provides great outdoor space and ample natural light throughout the entire apartment.



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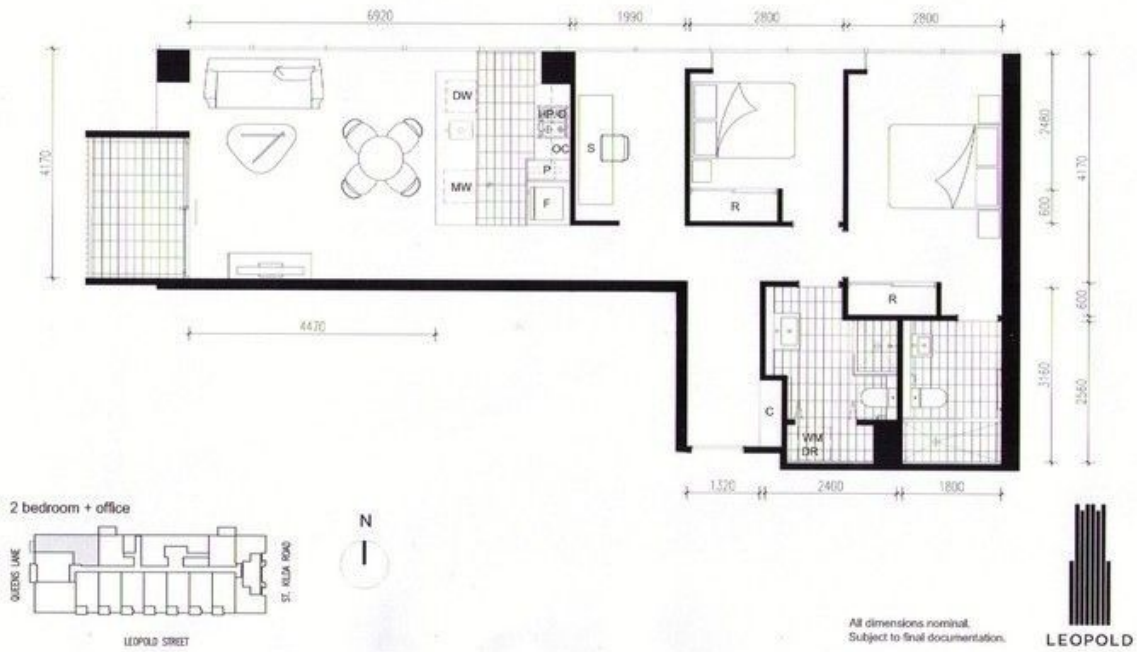
APARTMENT 3.12

SPECIFICATIONS

Area	9.3sq	86.8m ²
Balcony	0.5sq	5.0m ²
Total	9.8sq	91.8m ²

LEGEND

DW	Dishwasher	MW	Microwave space	DR	Dryer space
F	Fridge space	P	Pantry		
HP/O	Hot Plate/Oven	OC	Overhead cupboard		
R	Robe	C	Cupboard		
WM	Washing machine space	S	Study		



REV: 4

All dimensions nominal.
Subject to final documentation.

LEOPOLD