

**702/700 Chapel St, South Yarra, VIC, 3141**

**DYNAMIC**  
RESIDENTIAL

**Apartment For Sale**

Monday, 28 October 2024

702/700 Chapel St, South Yarra, VIC, 3141

**Bedrooms: 1**

**Bathrooms: 1**

**Parkings: 1**

**Type: Apartment**



John Kravaritis

## North Facing 67sqm One Bedroom - Prime South Yarra

Welcome to a rare gem nestled in the heart of South Yarra, an unparalleled opportunity to own a luxury apartment within the prestigious SY21 development. Perfectly positioned in one of Melbourne's most vibrant and sought-after neighbourhoods, this residence offers the ultimate urban lifestyle.

With a coveted north-facing aspect, the apartment is bathed in natural light, creating a warm and inviting ambiance. The open-plan living area seamlessly integrates with a gourmet Smeg kitchen, complete with gas cooking, a versatile movable island bench, and a convenient dish-drawer. The space effortlessly extends to a generous, sheltered balcony, providing an idyllic setting for alfresco dining with breath-taking city views.

The bedroom, a sanctuary of comfort, grants direct access to the balcony and features mirrored built-in robes, maximizing space and style. The expansive bathroom is thoughtfully designed with ample storage and a fully appointed European laundry, ensuring convenience and elegance in equal measure. Additional highlights include ducted heating and cooling for year-round comfort, secure basement parking, and a security entrance for peace of mind.

Beyond the exquisite interiors, the location is second to none. Just moments from iconic destinations like Melbourne High School, Palace Como Cinemas, 670 Chapel Shopping Mall, Chapel Street's bustling shopping and dining precinct, the Jam Factory, and the serene Royal Botanic Gardens, everything you need is at your doorstep. With easy access to trams, South Yarra Station, and the Yarra River, connectivity is seamless. Residents also enjoy exclusive access to the building's state-of-the-art gym and pool facilities.

This is more than just an apartment, it's a lifestyle. Don't miss the chance to make this exceptional residence your own.

- North-facing apartment with abundant natural light.
- Open-plan Smeg kitchen with gas cooking.
- Spacious living area and movable island bench.
- Sheltered balcony with stunning city views.
- Bedroom with mirrored built-in robes.
- Expansive bathroom with European laundry.
- Ducted heating/cooling for year-round comfort.
- Secure basement parking included.
- Gym and pool facilities within the building.
- Prime location near Chapel Street and transport links.

For a private inspection contact John on 0413 561 225