



104/154 Cremorne St Cremorne VIC 3121

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\$345

Date available: Now

[Book Inspection](#)

## UNDER APPLICATION - VIEW 3D TOUR ONLINE - THE MALT DISTRICT &#8211; 1 Bed , 1 Bath , 0 Car + Storage

Brand new one bedroom apartment set in iconic location, shopping, restaurants and transport on your doorstep

Contemporary modern kitchen with electric cooktop , oven and dishwasher , stone bench tops and great storage

Open plan living area with generous proportions and space for a potential home office set up , adjoining balcony

Bedroom with sliding built in robes and carpeted

Central bathroom with oversized shower , vanity & toilet

European laundry facilities , security entrance , embedded utility services , split system heating & cooling

Common health facilities Gym, Yoga studio , Steam room, Sauna , Meditation room , Massage pods

Transport - Trams - No 70 (Wattle Park to Waterfront City Docklands) , No 78 (North Richmond to Balaclava) , 5 minute walk , Train - Richmond station 800m away & North Richmond 1km Shopping - Victoria Gardens 3kms away or Melbourne central 4kms Building Manager - 0455 100 116 / bm@coppinscnr.com.au . Move ins - 8am - 8pm Weekdays , 8am-12pm on Weekends Caydon HQ - Amenity bookings . Repair Requests, Owners Corporation - St Danes OC Management

**\*\*HOW TO INSPECT THIS PROPERTY\*\***

Arranging an inspection is easy. Simply click on the "Book an inspection" button for this rental property and

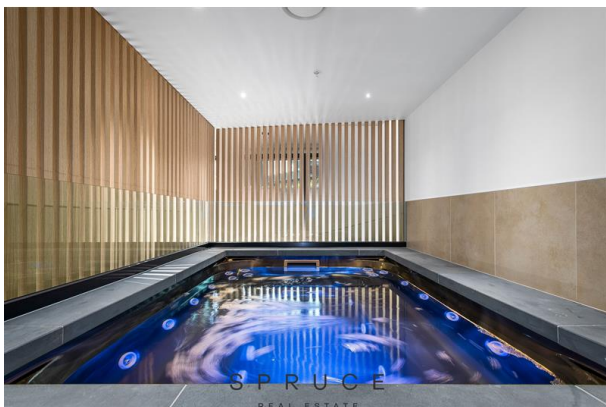
Spruce Real Estate

choose your preferred day/time then enter your contact details.

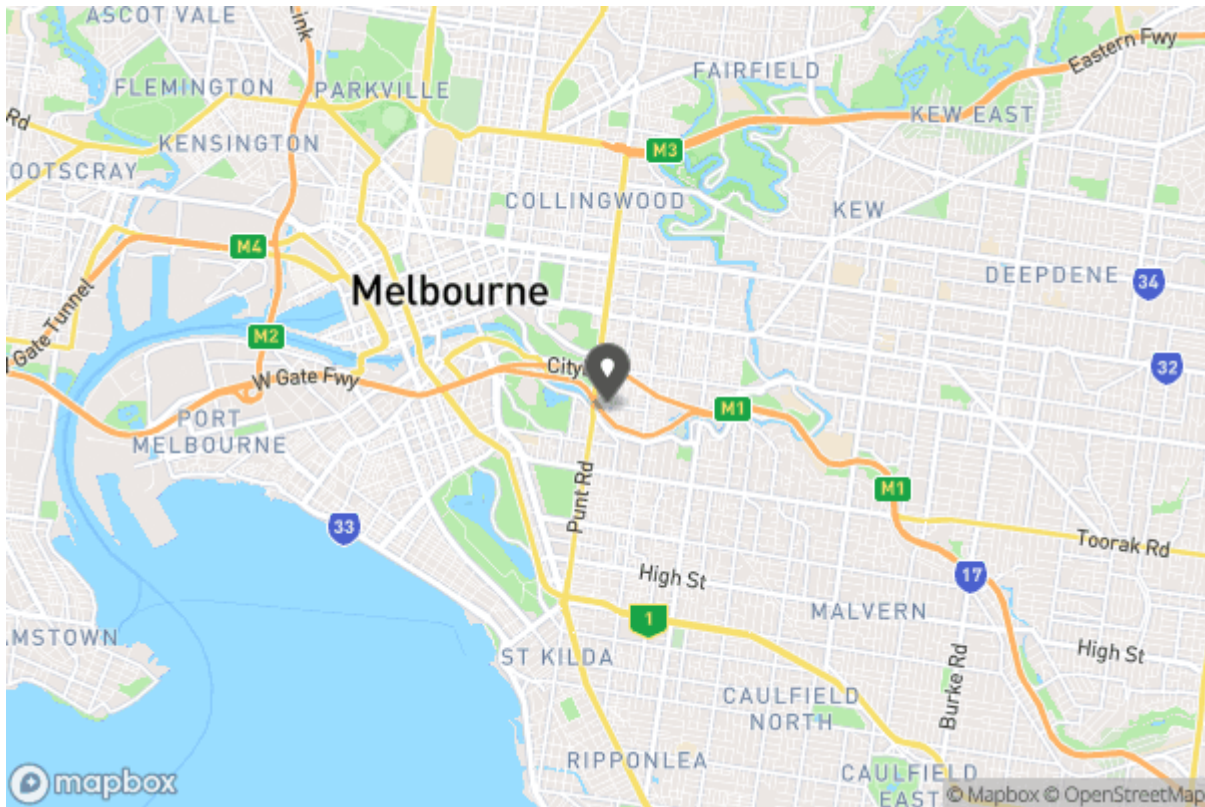
By registering, you will be provided with any updates, changes or cancellations for your inspection. Registering for the inspection is mandatory and you MUST confirm your appointment 2 hours before otherwise the inspection may be cancelled. \*\*For guaranteed access, please arrive at the inspection at the allocated start time, any later and access is not guaranteed.\*\* PHOTO ID MUST BE PROVIDED BEFORE ENTRY AT THE PROPERTY.

\*\*As per VIC government guidelines, it is now mandatory for every individual person to QR scan into each property. Please note, you will be denied access if you do not adhere to government requirements\*\*

# Gallery



# Location Map



# Floor Plans



APARTMENT 104

- 1 Bed
- 1 Bath
- 1 Kitchen



INTERNAL 50m<sup>2</sup>

EXTERNAL 0m<sup>2</sup>

TOTAL 50m<sup>2</sup>

LEGEND

AC	A/C CONDENSER	F	FRANTY
SW	SWIMMING	ST	STAIR TO STUDY
F	FLOOR	STS	STORAGE
S	SHOWER	QR	QUEEN SIZED BED
MB	MOVABLE BENCH	MW	WASHING MACHINE

0 1m 2m 3m

Dimensions and areas are approximate and are subject to change. Internal measurements are taken from centreline of party walls and external from face of the outside wall. These dimensions and areas should be used as a guide only and should not be relied upon for any purpose. For more information, please contact the sales agent. The sales agent is not responsible for any errors or omissions in this document. The sales agent is not responsible for any errors or omissions in this document. The sales agent is not responsible for any errors or omissions in this document.

CAYDON







Don't forget to  
confirm your  
inspection by  
SMS or email

## Leasing Department

leasing@sprucere.com.au

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## Why Book with Spruce Real Estate

With our agency, you can book Property Inspections 24/7 on your computer, tablet or smartphone. When you do, you will receive an immediate response confirming your booking via email and SMS. Should the property be leased, the inspection time changed or cancelled for any reason, you will be informed the second it happens keeping you up to date.

You can also change or cancel your booking at any time if you no longer wish to attend or the times are no longer suitable. As part of your booking, we will send you reminders of the inspection as well as directions to the property to make the process of inspecting the property seamless.

Finally, should you wish to apply for the property, all of the relevant information including PDF or online applications details will be provided so you can apply as quickly as possible.

# Tenancy Application

A copy of the General Tenancy Agreement for this property, including all special conditions is available via the following link:

[Apply Online](https://2apply.com.au/Form?AgentID=PM-SPRUCE&UniqueID=ad0b04968f78459ebc612a2870eb3f12)

<https://2apply.com.au/Form?AgentID=PM-SPRUCE&UniqueID=ad0b04968f78459ebc612a2870eb3f12>