



G7/499 St Kilda Road Melbourne VIC 3004

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\$1,100

Date available: Now

[Book Inspection](#)

## UNDER APPLICATION - VIEW 3D TOUR - THE FAWKNER - 2 BED, 2 BATH, 2 CAR + STORAGE

Located between the elegant St Kilda Boulevard and the tranquil Fawkner Park, The Fawkner Residences provide a seclusion and breathing space rarely found in the city. This unique locale provides a rich context for living life on your terms. Enjoy a short walk to the Prahran Market, Botanical Gardens, Albert Park Lake, as well as some of Melbourne's best dining and caf  s across the park on Domain Road, Toorak Road and beyond.

Apartment features:

Grand entrance lobby with personal concierge, business lounge, private meeting rooms, private theatre room and private wine room & cellar for entertaining your guests won't want to leave

Open plan luxurious kitchen with stone benchtops, premium stainless steel appliances, gas cooktop, electric oven, dishwasher, integrated fridge & freezer, Liebherr wine fridge

Open plan spacious lounge room with floating floors and adjoining your large low maintenance private courtyard and direct access to St Kilda Road, perfect for walking to work on foot

Main bedroom features ensuite bathroom with shower, vanity and toilet, built in robes in entrance and bedroom

Second bedroom also with built in robes

Central bathroom with second shower, vanity and toilet

Separate laundry with Miele washing machine and dryer

Spruce

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Ducted heating and cooling throughout

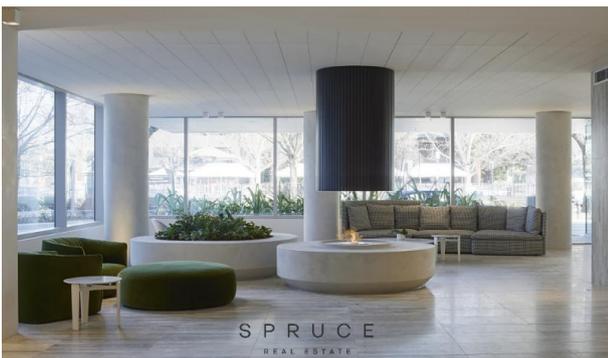
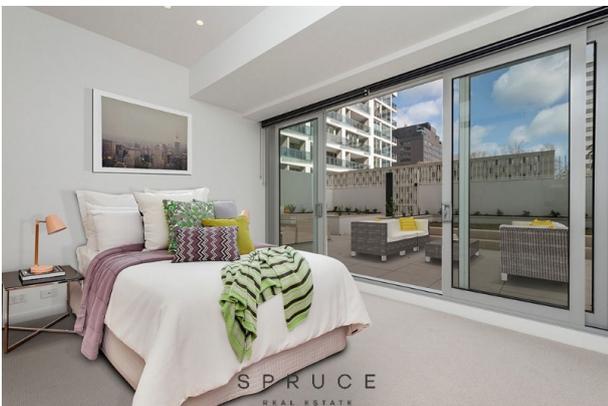
Two tandem secure basement car space + storage

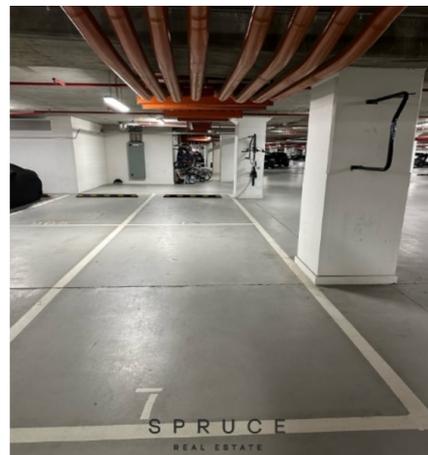
Residents of The Fawkner will also enjoy the amenities you would come to expect from a 5-star boutique hotel including (Level 7) rooftop precinct comprising 20 metre swimming pool, fully equipped gymnasium, steam room/sauna, courtyard garden, change rooms and children's playroom.

\*\* Please note apartment is unfurnished.

**\*\*HOW TO INSPECT THIS PROPERTY\*\*** Arranging an inspection is easy. Simply click on the ["Book an inspection"](#) button for this rental property and 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.

# Gallery







Are you unsatisfied with your property manager's service?

We're here to listen!  
Reach out for a confidential chat

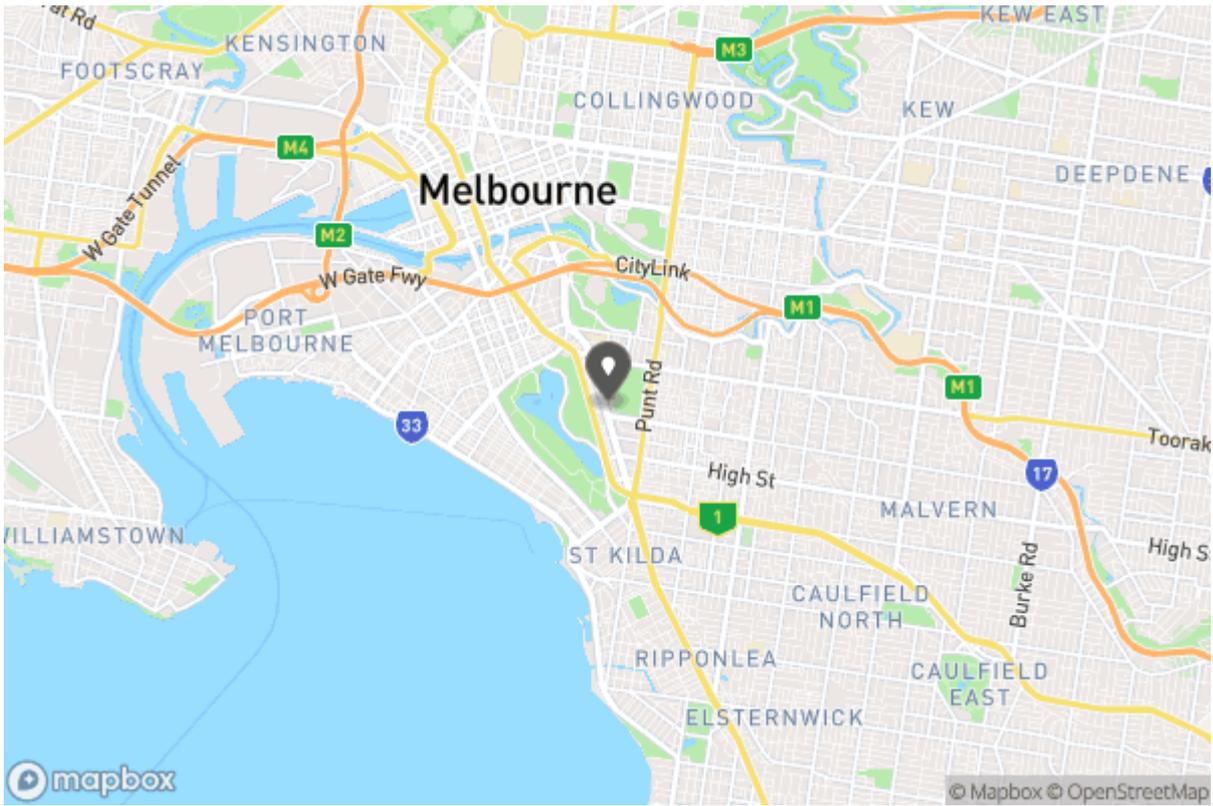
Alana 0458 801 888



SPRUCE  
REAL ESTATE



# Location Map





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

Alana Spruce  
0458 801 888  
hello@sprucere.com.au

1300 792 701  
Shop 3 157 Martin Street  
Brighton VIC 3186

### Why Book with Spruce

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/Property?agentID=PM-SPRUCE&uniqueID=b39f04d99d4f4a50bf21c5af6a440c7d>