

Dingle Partners

- | Estate Agents
- | Sales
- | Property Management
- | Project Management
- | Consultants

115/4 Acacia Place, Abbotsford



Additional Information

- Secure Parking
- 2 Gymsnasiums (Cardio & Weights Gym)
- Resident Rooftop BBQ & Outdoor Dining Area
- Pool, Spa and Sauna Facilities

Rates:

Water Rates - \$615.88 per annum approx.
Council Rates - \$858.95 per annum approx.
Body Corp - \$5,076.28 per annum approx.

Chattels:

All fixed floor coverings, electric light fittings and fixtures, window furnishings

Preferred Settlement:

30/60/90days – 10% deposit

Rental Appraisal Price:

\$380 - \$420 per week

Schools:

Yarra Primary School	700 m
Xavier College – Burke Hall	700 m
Richmond High School	1.2 km
Melbourne Girls College	1.2 km

Public Transportation:

Tram: 25-River Bvd / Victoria St	100 m
Bus: Caritas Christi Hospice	700 m

Other Amenities

Victoria Gardens Shopping Centre	315 m
Main Yarra Hiking Trail	420 m
IKEA Warehouse	650 m
Studley Park	745 m

PRIVATE SALE

**CONTACT MALCOLM DINGLE
JAY DOMINGO**

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0436 697 582**

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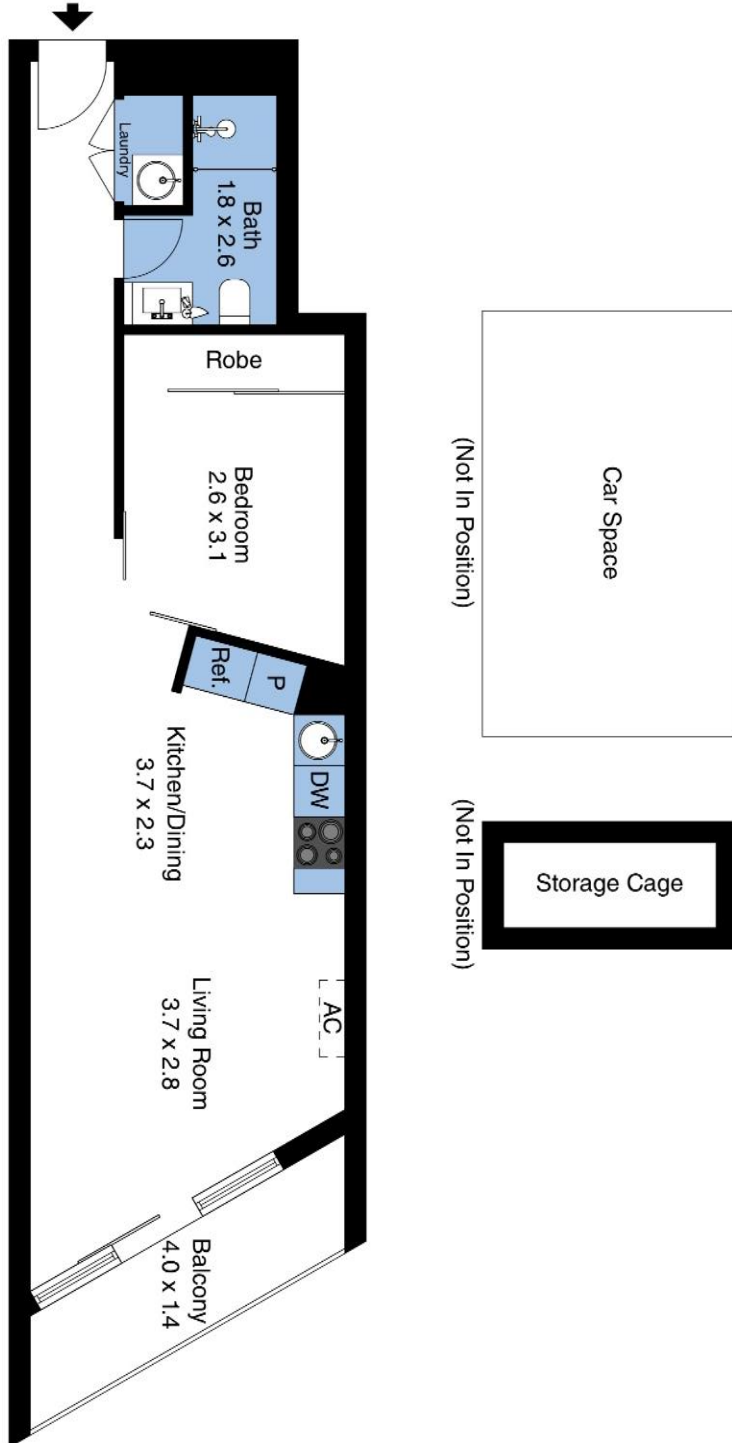
Directors: Malcolm Dingle FREI AAPI, Robert Eggers AREI, CEA (REIV), Paul Harberts BEng

Head Office: 39 Queen Street, Melbourne VIC 3000 | Carlton | Richmond | St Kilda Rd

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The floor plan is not to scale; measurements are indicative and in metres. Exterior elements are not in position. Plans should not be relied on; interested parties should make and rely on their own enquiries.

Produced by DIAKRIT

