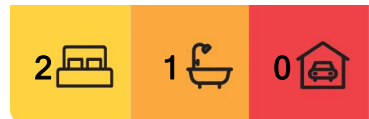


Southbank, 3912/105-107 Clarendon Street

Luxury Living in Southbank's Prime Location



Experience elevated living in the heart of Southbank with this exquisite two-bedroom apartment situated in the multi-award-winning Shadowplay building by renowned architects Elenberg Fraser. Perfect for comfortable living or a long-term investment, this residence offers an unmatched lifestyle in a vibrant urban setting.

Apartment Features

- *Spacious Open-Plan Design: Light-filled living and dining zones flow seamlessly into a modern kitchen.
- *Premium Kitchen: Includes stone benchtops and splashbacks, gas cooktop, an integrated dishwasher, and concealed fridge space for sleek functionality.
- *Enclosed Balcony: A sunroom bathed in natural light, perfect for relaxation or entertaining.
- *Comfort & Security: Ducted heating and cooling, secure lift access, and video intercom for peace of mind.

World-Class Amenities

- *Heated swimming pool, steam room, sauna, and gymnasium for health and wellness.

For Sale
\$410,000 - \$430,000

View
ljhooker.com.au/NDPHC2

Contact
Ally Song
0403 221 620
Allys.cityresmelbourne@ljhooker.com.au



LJ Hooker City Residential
(03) 9600 2166

Disclaimer: All information contained therein is gathered from relevant third parties sources. We cannot guarantee or give any warranty about the information provided. Interested parties must rely solely on their own enquiries.

*Residents' lounge, library, and outdoor terrace with a BBQ area for leisure and socializing.

*Top-floor dining and function rooms with stunning city views.

*Concierge services for everyday convenience.

Prime Location

Situated just steps from Melbourne's iconic landmarks:

*Crown Entertainment Complex and Southbank Promenade.

*Clarendon Street cafes and vibrant South Melbourne Market.

*Melbourne Convention and Exhibition Centre.

*Free trams and the CBD, offering effortless connectivity.

This exceptional apartment blends luxury, convenience, and an unbeatable location-ideal for urban professionals, investors, or those seeking a premium city lifestyle.

Enquire now to secure your place in Southbank's most coveted address!

More About this Property

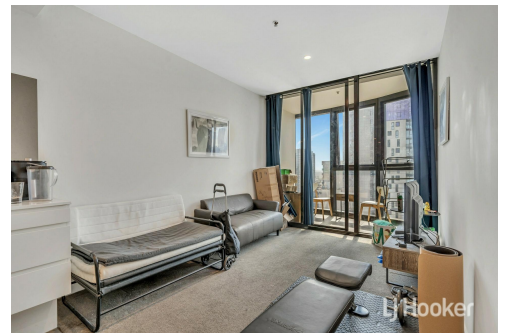
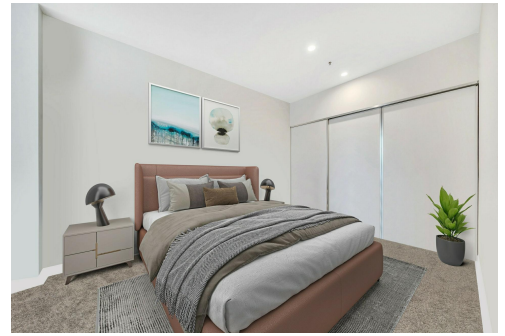
Property ID	NDPHC2
Property Type	Apartment
House Size	57 m2

Ally Song 0403 221 620

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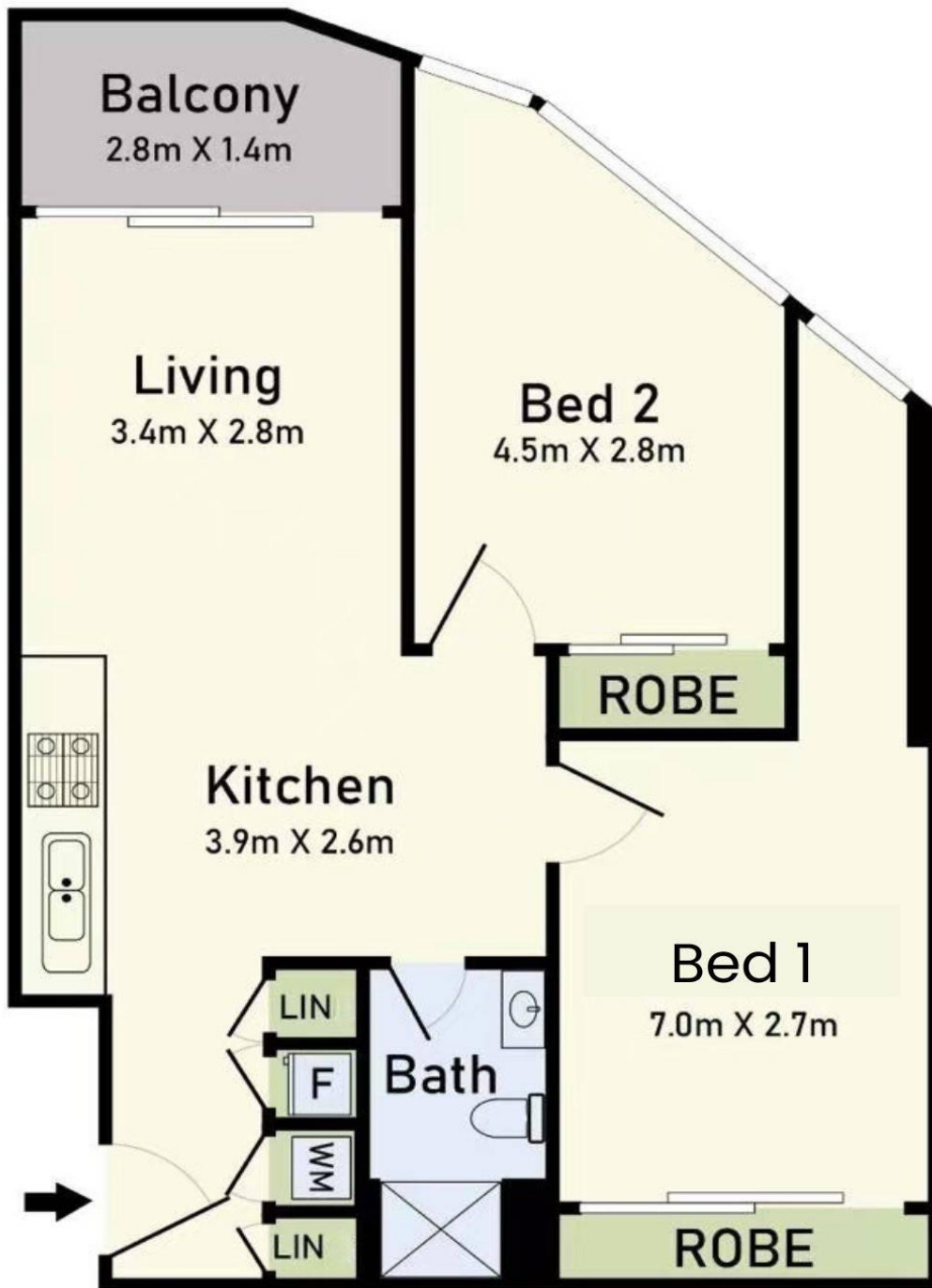
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3912/105-107 Clarendon Street, Southbank

* Dimensions are approximate and for illustrative purposes only

