



**210/198 St Kilda Road St Kilda VIC**

**3**  **1** 

Tired of working in living room/bedroom, and being disturbed from time to time?

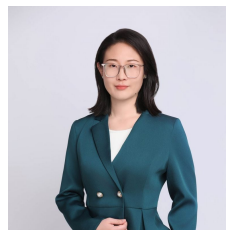
This apartment might be exactly the one you want! It provides an extra study and can be used as an home office. Enjoy your own working space, be productive and focusing on your career NOW!

Located in NEW "Somer Apartments" building this sensational two bedroom apartment is sure to appeal. The living and dining area provided with enough space. Both bedrooms have a mirrored BIR.

Easy commute into the city is assured with St Kilda Road trams while the cafes, restaurants and nightlife of both

**Type** : Apartment

**View** : <https://www.maxion.com.au/lease/vic/inner-city/st-kilda/residential/apartment/7995747>



**Cactus Li**  
**(03) 9989 9958**

[For full version visit the website](https://www.maxion.com.au)

# 198 ST KILDA RD

SECOND FLOOR

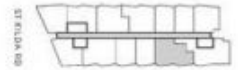
## APARTMENT 2.10

2 Bedroom, 1 Bathroom, 1 Car Space  
1 Study

INTERNAL AREA 66.6m<sup>2</sup>  
BALCONY AREA 3.6m<sup>2</sup>  
TOTAL AREA 70.2m<sup>2</sup>

The information provided is illustrative only and may not be relied upon. In particular the final area calculation of any apartment will be determined by the contract of sale and may differ from that depicted. While every effort is made to provide accurate and complete information, the developer does not warrant or represent that the information in this floor plan is free from errors or omissions or is suitable for your intended use. Subject to any terms implied by law which cannot be excluded, the developer accepts no responsibility for any loss, damage, cost or expense (whether direct or indirect) by you as a result of any error, omission or misrepresentation in this information. All information is subject to change without notice. Date of publication: June 2024.

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All areas calculated using the Property Council of Australia guidelines.