

2105/63 La Trobe Street Melbourne, VIC



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THE SAPPHIRE BY THE GARDENS

PLEASE REGISTER FOR OPEN FOR INSPECTION BY EMAIL OR TXT MESSAGE TO 0481 880 776.

Like the rare and valuable sapphire stone, Sapphire By The Gardens is undoubtedly one of the best-positioned residential tower in Melbourne. Opposite the UNESCO World Heritage Carlton, it offers everything residents need to enjoy a true luxury lifestyle.

Living at this exceptional parkside address with premium amenities to match the prestige of the location, you will be spoiled by the city's popular arts and entertainment venues, the finest restaurants and sprawling parklands, with multiple choices of trams and trains providing easy connections to everywhere. It is also within walking distance to access to the city's vibrant facilities, from the main Parkville campus of The University of Melbourne to the eclectic cafés and retail strips of inner CBD.

Living at Sapphire By The Gardens, you will be part of a world-class development that is set to become an iconic feature on the Melbourne skyline, including a 9th floor Health and Wellness Centre with an infinity-edged swimming pool, gymnasium, steam room, sauna and yoga room. A spectacular Level 46 Skybridge and Sky Club offer access to resident lounges, a chef kitchen and private dining, as well as cinema and

Patrick Pu

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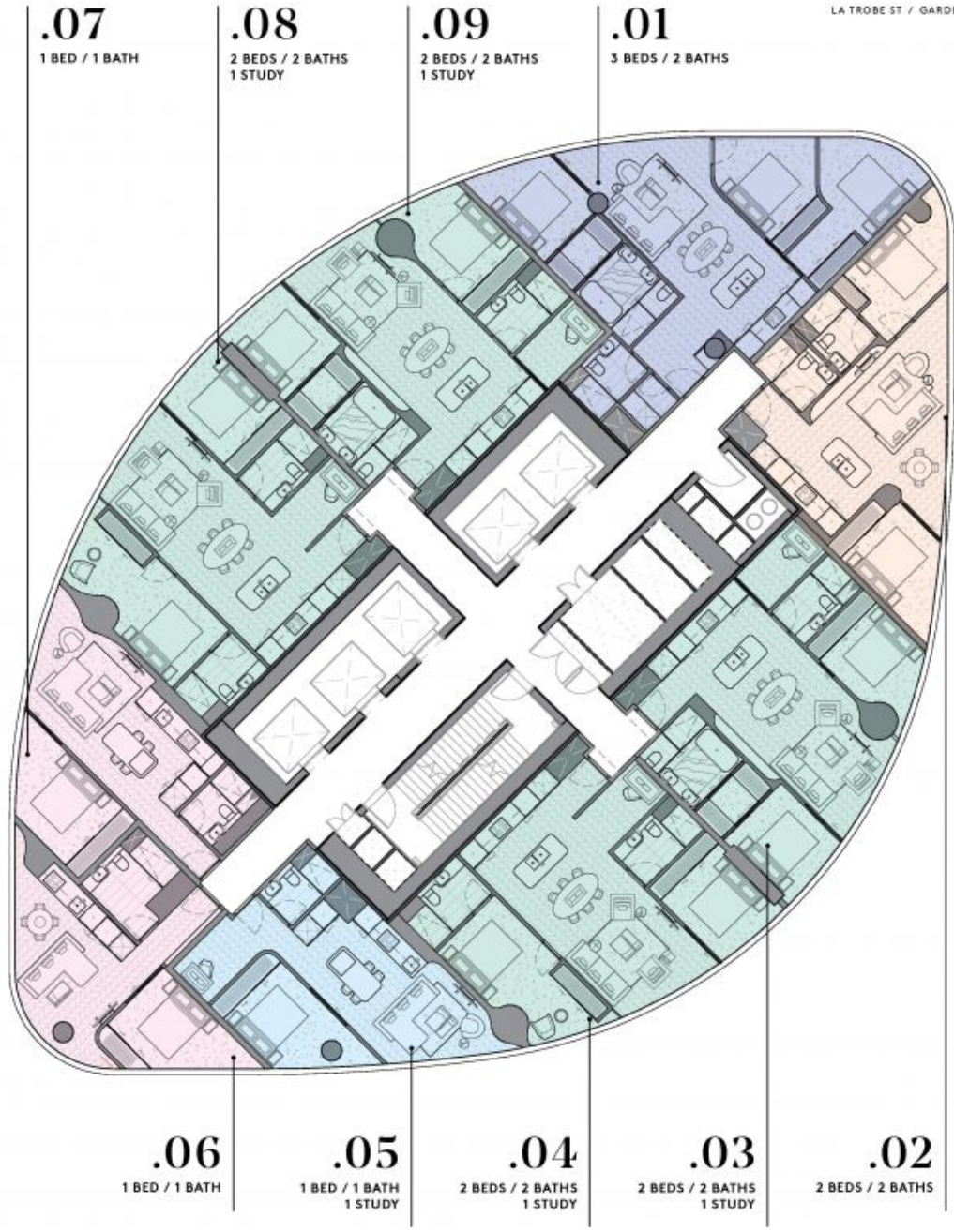
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SAPPHIRE

BY THE
GARDENS

LA TROBE ST / GARDENS VIEW

EXHIBITION ST ST / CITY VIEW



TYPICAL FOR LEVEL

11 — 31

- 1 BED / 1 BATH / 1 STUDY
- 2 BEDS / 2 BATHS / 1 STUDY
- 3 BEDS / 2 BATHS / 1 STUDY
- 1 BED / 1 BATH
- 2 BEDS / 2 BATHS
- 3 BEDS / 2 BATHS



Setia | COX | FENDER KATRALIDIS ARCHITECTS

Drawing not to scale. Disclaimer: Whilst we endeavour to ensure the contents of these plans are correct at the time of printing, the information contained is to be used as a guide only. Furnishings and loose floor coverings are for illustrative purposes only, are not shown to scale nor included in the stated price (unless expressly stated). All areas provided are approximate only and provided in accordance with the method of measurement for residential property by the property council of Australia. The plans were completed prior to completion of the building, therefore the design & dimensions are subject to change without notice in accordance with the provisions of contract of sale.

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