

**111/12-14 Dickens Street ELWOOD**

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**â€œCANOPYâ€• Secure, first floor with sun drenched living!**

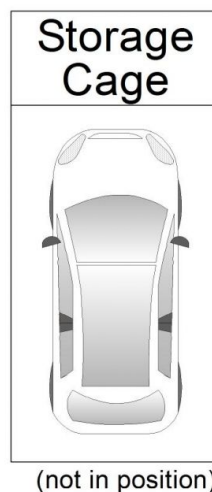
**\$ 475,000**

Located in one of Elwood's best positions, directly opposite St Kilda Botanical Gardens and an easy stroll to all the action of vibrant Acland Street and Brighton Road transport options, this private, quiet, secure, north facing apartment is sure to impress!

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Canopy is one of notable developer GURNER's sell out projects. With open plan living, sun terrace, laundry facilities, secure parking and a sizeable storage cage- the perfect investment or Melbourne pad, within walking distance to all the very best this vibrant city has to offer!

111/12-14 Dickens Street, Elwood



Internal : 47 m<sup>2</sup> approx.

External : 5.7 m<sup>2</sup> approx.

This plan has been prepared for marketing purposes only. Please note that all measurements & angles are approximate only, so it is strongly advised that all interested parties should undertake their own investigation into the accuracy of the supplied information.  
No representations or warranties of any nature whatsoever are given or attended.