

Postcode<sub>3000</sub>  
Program

# project newsletter

Number 4, April 1994



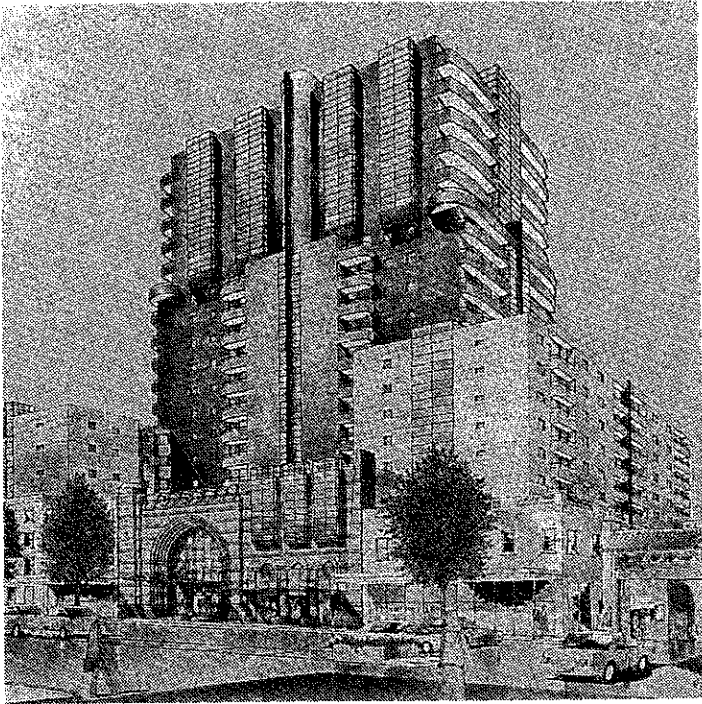
*This newsletter is prepared by the City of Melbourne, as part of the Postcode 3000 Program in support of city living. The program includes a range of initiatives designed to promote residential development in and around the Central Activities District.*

*For more information on the program telephone 658 8693.*



# supporting city living

## 108 BOURKE STREET, MELBOURNE. The Paramount

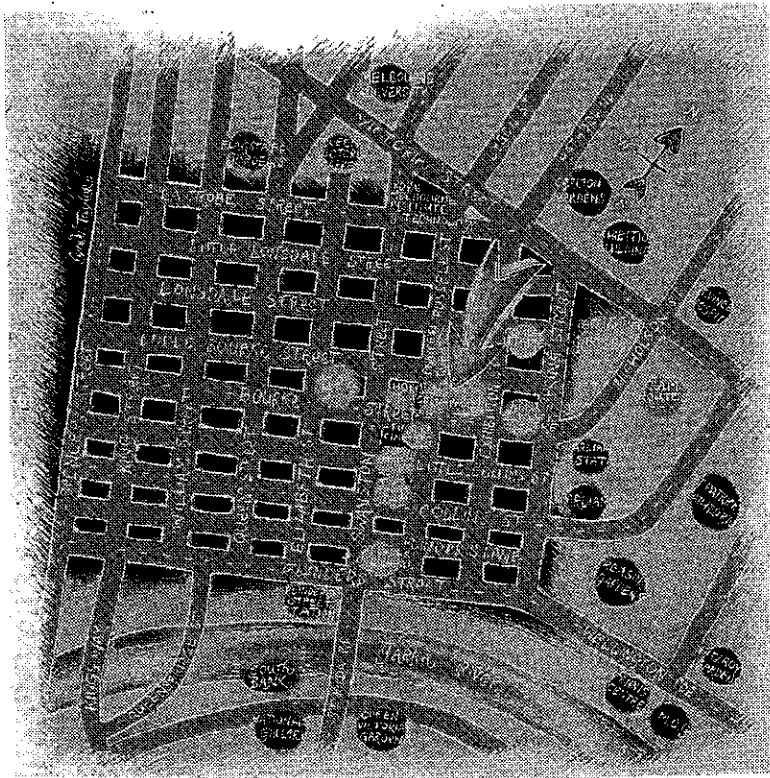


A complete new development in central Melbourne. The Paramount is a major residential and mixed use development offering a range of apartment sizes and styles.

A total of 230 apartments are proposed along with resident car parking in the basement car park. Sale prices begin from \$190 000.

It is anticipated that construction will be completed by 1996.

**Contact** *Peter Cook  
Paramount Sales  
and Marketing  
telephone 665 2581*



# supporting city living

## 130 FLINDERS STREET, MELBOURNE AHA House



This development involves the conversion of all but the ground floor of a 5 storey building, into 10 apartments.

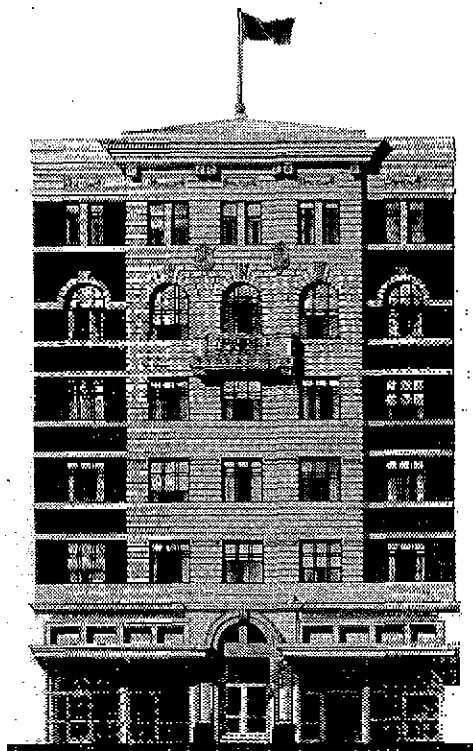
There will be a mix of one, two and three bedroom apartments, selling in the range of \$135 000 to \$240 000.

Construction has commenced and is expected to be completed by May, 1994.

Now selling off the plan.

Contact *Malcolm Dingle*  
*Dingle Partners*  
*Marketing Agents*  
*telephone 654 2555*

## 170 FLINDERS STREET, MELBOURNE The Cosmopolitan



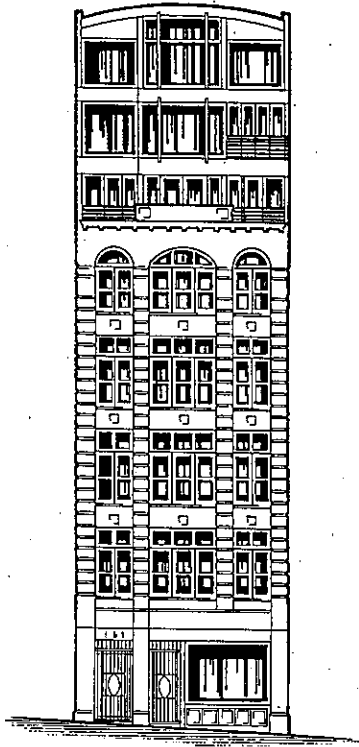
The Cosmopolitan involves the conversion of a 7 storey commercial building into 29 apartments. There will be a mixture of one and two bedroom apartments or two bedrooms and a study or a third bedroom. Four large, two storey penthouses are also proposed. Part of the refurbishment process will include the provision of a security entrance lobby from Flinders Street.

Apartments will range in size from 56m<sup>2</sup> to 79m<sup>2</sup> and are priced between \$119 000 and \$360 000. It is expected that construction will commence in early April of this year, with a completion date set down for late 1994.

Contact *Malcolm Dingle*  
*Dingle Partners*  
*Marketing Agents*  
*telephone 654 2555*

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## 161 FLINDERS LANE, MELBOURNE



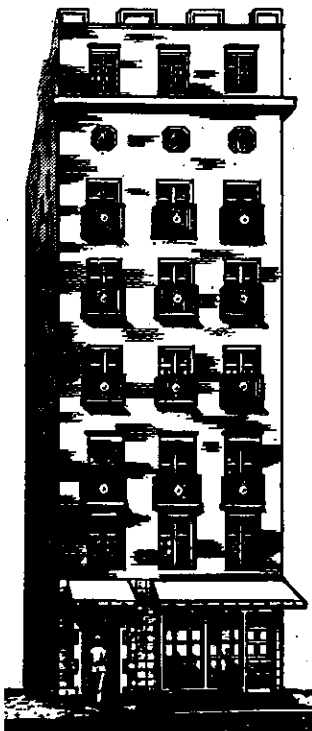
This development involves the conversion of an existing commercial office building into 7 whole floor warehouse apartments, ranging in size from approximately 135m<sup>2</sup> to 240m<sup>2</sup>.

Apartment sale prices are within the range of \$350 000 to \$650 000.

Apartments are currently being sold off the plan and it is expected that construction will be completed by December, 1994.

**Contact** *Russell Shannon  
Bennison Mackinnon  
& Associates  
Marketing Agents  
telephone 822 0011*

## 237 FLINDERS LANE, MELBOURNE Ashdowne Apartments



The Ashdowne Apartments project involves the conversion of an existing 1940's building into a total of 10 apartments for sale, 6 apartments will be completely fitted out and the remaining 4 are offered as whole floor apartments. Each of the four floors is approximately 177m<sup>2</sup>.

In consultation with architectural advice, purchasers are able to design an apartment to suit their own special requirements. The 6 fitted out apartments will be a mix of one and two bedrooms and will sell from \$169 000, while the whole floor apartments will start from \$249 000.

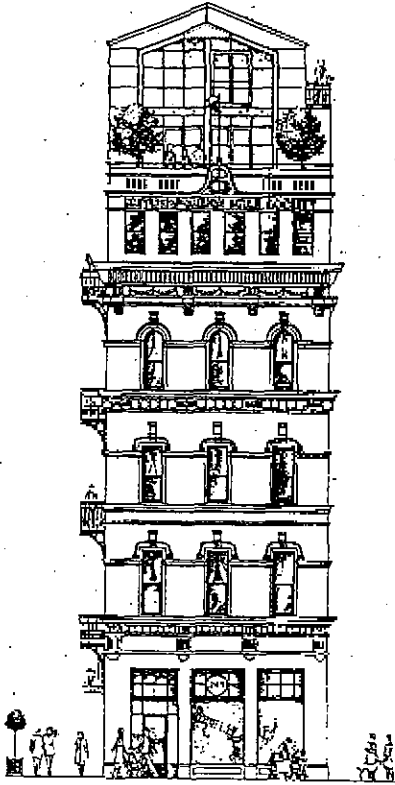
It is expected that construction will be completed by late 1994.

**Contact** *Malcolm Dingle  
Dingle Partners  
Marketing Agents  
telephone 654 2555*

# supporting city living

## 241 FLINDERS LANE, MELBOURNE

### Bible House Apartments



The Bible House Apartments project involves the conversion of an historic building to incorporate 15 apartments, ranging in size and style depending on location within the building.

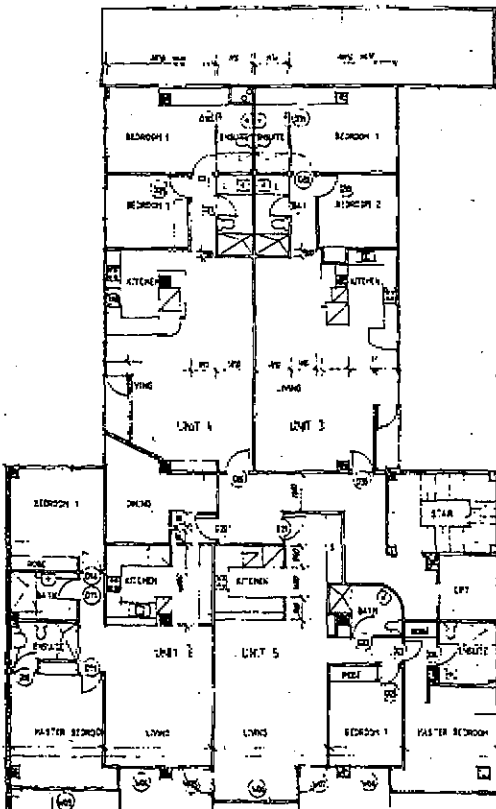
A variety of accommodation choices is provided.

Bible House Apartments are located in Flinders Lane, between Swanston Street Walk and Elizabeth Street, a location containing a number of residential developments.

Apartments are currently being sold off the plan and construction is expected to be completed by June, 1994.

Contact *Scott McElroy*  
*Hocking Stuart Pty Ltd*  
*Marketing Agents*  
*telephone 690 5366*

## 143-149 FRANKLIN STREET, MELBOURNE



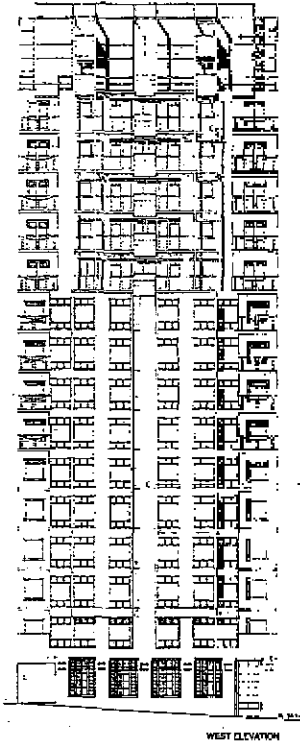
This project involves the conversion of an existing 3 storey building into 11 apartments. Apartments will range in size from approximately 110m<sup>2</sup> and are priced from \$210 000.

On site car parking is available and it is anticipated that construction will be completed in early 1995.

Apartments are currently being sold off the plan.

Contact *Brett Jarvis*  
*Hocking Stuart Pty Ltd*  
*Marketing Agents*  
*telephone 690 5366*

## 62 HAYWARD LANE, MELBOURNE Highgate



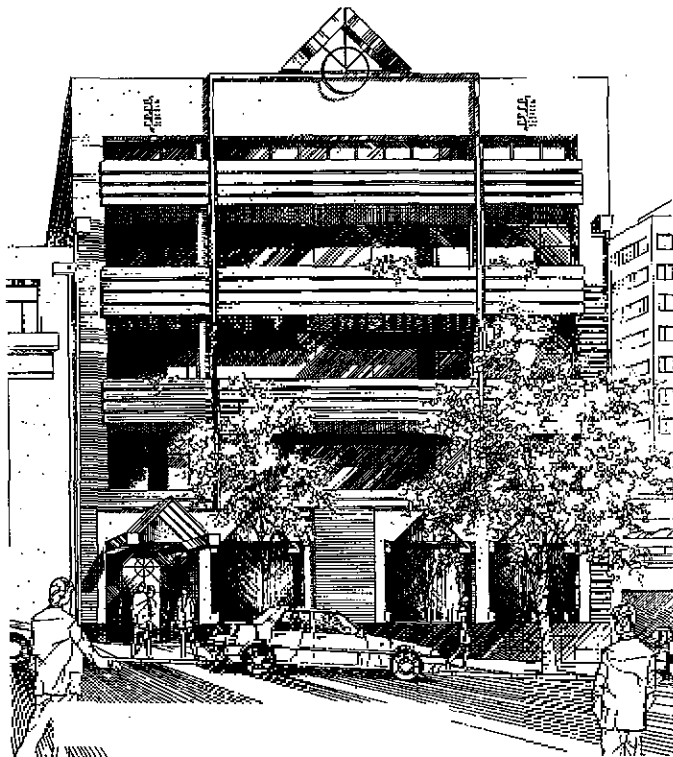
The Highgate apartments project involves the construction of a new 16 level residential building, comprising 58 apartments with a mix of one and two bedroom apartments, ranging in size from 60m<sup>2</sup> to approximately 120m<sup>2</sup>.

Apartment sale prices are between \$95 000 to \$210 000, while penthouses will begin from \$350 000.

It is expected that construction will be completed in 1995.

**Contact** *Scott Strachan*  
*The Podgor Group*  
*Developer*  
*telephone 614 6827*

## 394 LA TROBE STREET, MELBOURNE Greenwich Apartments



The Greenwich Apartments project involves the conversion of an existing 4 level commercial office building into 39 apartments. There is a mix of one, two, three and four bedroom apartments ranging in size from 60m<sup>2</sup> to 144m<sup>2</sup>. Apartment sale prices are within the range of \$179 500 to \$395 000.

All apartments have balconies and include one security controlled car space.

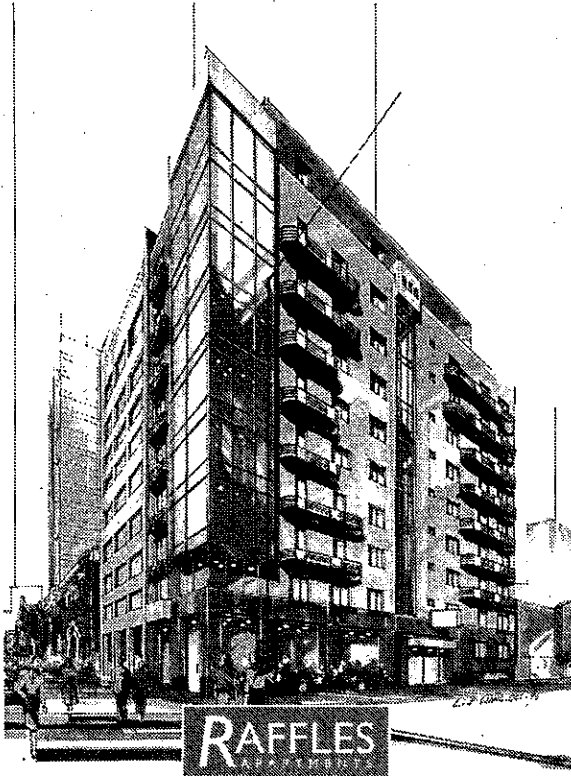
It is anticipated that construction will be completed in late 1994.

**Contact** *Jennie Schroeder*  
*Comparch Pty Ltd*  
*Developer*  
*telephone 459 9328*

# supporting city living

## 18 LITTLE BOURKE STREET, MELBOURNE

### Raffles Apartments



The Raffles Apartment project involves the construction of a new 9 storey building in the heart of the theatre precinct near Spring Street.

There will be a mix of one, two and three bedroom apartments while the top two floors will be penthouses.

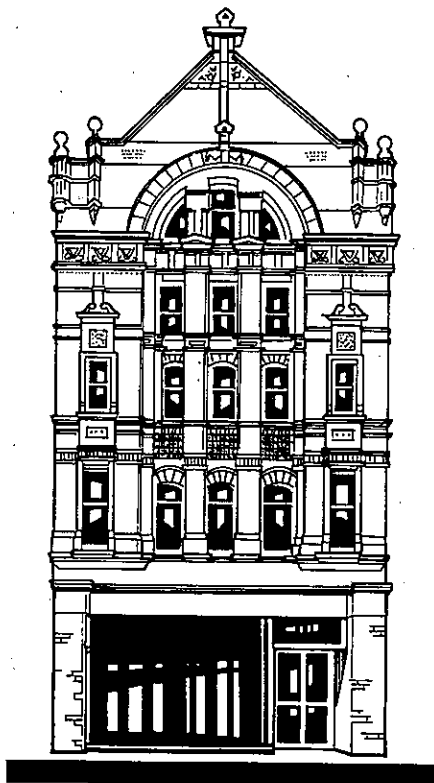
Apartments will range in size from 50m<sup>2</sup> to 151m<sup>2</sup> and the apartment sale prices will range from \$138 000 to \$380 000.

It is anticipated that construction will be completed by mid 1995.

Contact *George Saade*  
*Developer*  
*telephone 820 9255*

## 362 LITTLE BOURKE STREET, MELBOURNE

### Campton House



The Campton House project involves the conversion of an historic building to incorporate 3 whole floors for sale, ranging in size from approximately 175m<sup>2</sup>.

It is expected that prices for each of the whole floor apartments will start from \$220 000.

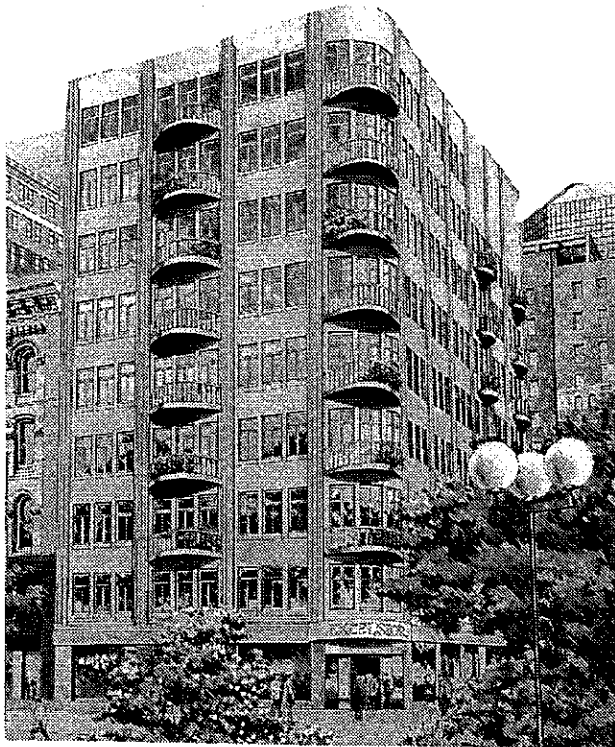
Construction is expected to be completed by mid 1994.

Contact *Gerard Browne*  
*Valuer*  
*telephone 6506328*



# supporting city living

## 390 LITTLE COLLINS STREET, MELBOURNE The Excelsior



The Excelsior involves the conversion and restoration of a 1930's building into 28 apartments plus penthouses. There is a choice of one bedroom, one bedroom plus study, two and three bedroom apartments ranging in size and styles.

Apartment sale prices are in the range of \$132 000 to \$222 000. The sale prices for the penthouses will depend on finishes and fittings chosen by individuals from the optional variations.

It is anticipated that construction will commence in April of this year, with a projected completion date of September, 1994.

**Contact** *Peter Northwood  
Bayley Stuart Pty Ltd  
Marketing Agents  
telephone 600 1178*

## 616 LITTLE COLLINS STREET, MELBOURNE Grand City Apartments



The Grand City Apartments project involves the conversion of the Tramways Building into 43 apartments with an option of 2 additional penthouses being included.

There is a mix of one, two and three bedroom apartments ranging in price from \$95 000.

On site car parking is available.

It is expected that construction will be completed by October, 1994.

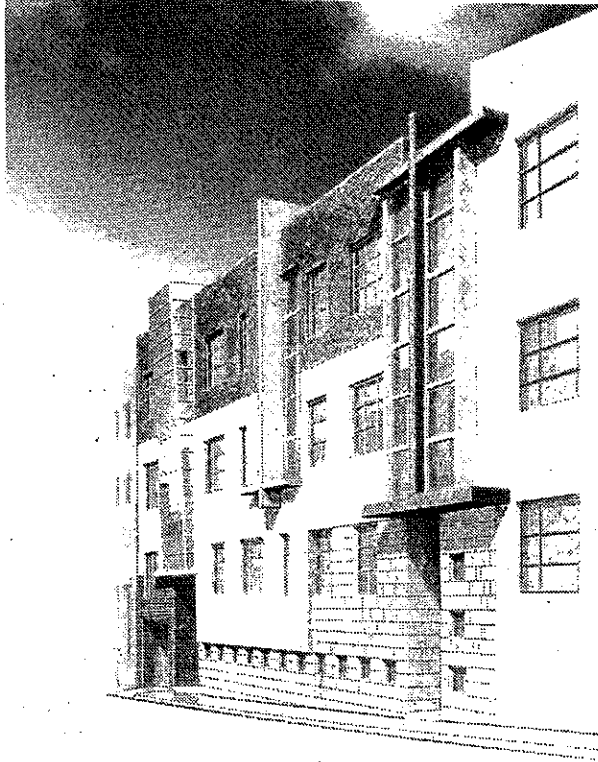
**Contact** *Geoff Bond  
Red Project Group  
Developer  
telephone 525 5377*



# supporting city living

## 50-60 LITTLE LA TROBE STREET, MELBOURNE

### Nido Apartments



The Nido Apartments are a new construction project producing 12 two bedroom apartments.

Apartment sizes will range from 120m<sup>2</sup> to 140m<sup>2</sup> plus balconies. Sale prices for the apartments will range from \$195 000 to \$275 000, whilst penthouses will start from \$425 000.

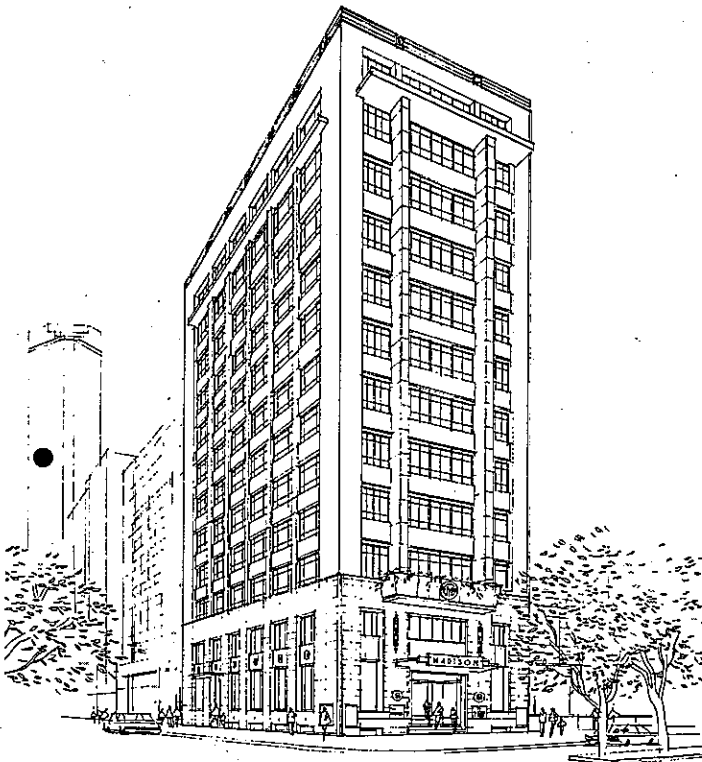
All apartments will include one on site security car space plus lock up storage facility.

Apartments are currently being sold off the plan and there is a projected completion date of March, 1995.

**Contact** *Brett Jarvis  
Hocking Stuart Pty Ltd  
Marketing Agents  
telephone 690 5366*

## 39 QUEEN STREET, MELBOURNE

### The Madison



The Madison apartments are proposed for a 1930's Art Deco building. The development involves the conversion of the 12 storey building to incorporate 46 apartments, ranging from studios, one and two bedroom apartments and penthouses.

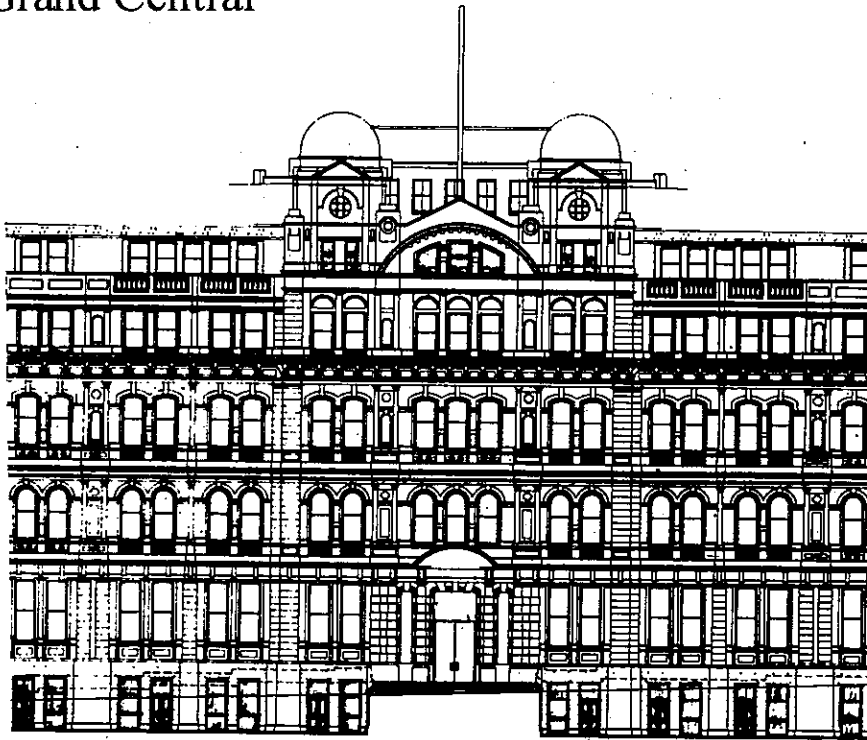
Apartment sale prices are within the range of \$95 000 and \$395 000.

It is proposed that construction be completed by late 1994.

**Contact** *Malcolm Dingle  
Dingle Partners  
Marketing Agents  
telephone 654 2555*

# supporting city living

## 67 SPENCER STREET, MELBOURNE Grand Central



Grand Central involves the conversion of the historic Railways Building on Spencer Street, to incorporate a total of 201 apartments.

There is a mix of one, two and three bedroom apartments, ranging in size from 48m<sup>2</sup> to 159m<sup>2</sup>.

A number of two bedroom apartments will incorporate studies.

Prices range from \$115 000 to \$485 000. On site car parking is also proposed.

Construction has commenced and it is anticipated that it will be completed by early 1995.

Those interested in this development should contact the agents and arrange to inspect the on site display unit.

Apartments are currently being sold off the plan.

**Contact** *Sam Pennisi*  
*Pennisi First National*  
*Marketing Agents*  
*telephone 379 5616*



# supporting city living

As part of the **Postcode 3000 Program**, the City of Melbourne has produced a range of extremely valuable publications and buyers' guides. The publications are easy to read and deal with issues such as what prospective buyers of new or existing apartments should look for; how to assess the type and quality of a proposed apartment; and how to go about buying off the plan. *See the advertisement on this page.*

## Residents 3000

### *The Voice of the City*

**Residents 3000** are a group of people who live in Melbourne's Central Activities District. Members have either lived in the central city for many years or are new comers, recently having moved to the city.

The group has set themselves up to help provide a focus for the views of city residents and to promote the city as a place to live.

The specific aims of **Residents 3000** are to

- help develop a sense of community in the city
- support city residents
- facilitate communication among city residents and others in the city.

**Residents 3000** produces a regular information newsletter on city living.

If you want to learn more about **Residents 3000** and what its like to live in the city, then contact the group's office at Mietta's Restaurant, at No. 7 Alfred Place, Melbourne, telephone 654 2366.

#### **Disclaimer**

*The City of Melbourne will not be held responsible for any individual actions by any party nor any subsequent transactions between parties, arising out of the operation of the Housing Preference Register and the use of information contained in this newsletter.*

use it up  
in postcode 3000

If you fancy living where the action is - right in the central city - and want to know how to go about it and what to look for...then get your hands on these buyers' guides...

City Living & Housing Quality

\$5 each

Buying off the Plan

These documents can save you time, money and worry.

Available from the City of Melbourne Urban Design & Architecture Division  
5/225 Bourke Street or telephone 658 8693

postcode 3000

City of MELBOURNE