



**538/44 Spencer Street Melbourne VIC**

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**WATER AND ELECTRICITY IS INCLUDED**

This fabulous and spacious studio apartment is located a stone's throw away from Southern Cross Train Station, RMIT and Melbourne University.

It features cooling and heating, kitchenette with microwave oven, fridge & toaster, TV, Queen bed and bedside tables, built in robes and a 24 Hour security entrance.

Please note: No actual cooking is permitted in the building. This is exclusive of microwave, kettle and toaster use.

\* Our company accepts no liability for the accuracy of images and content of this advertisement, or for the

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