





FRANKIE - EXTERIOR
ARTIST IMPRESSION



PROUDLY BROUGHT TO YOU BY 94 FEET

FRANKIE IS A STUNNING RESIDENTIAL DEVELOPMENT ON THE LEAFY FRINGE OF MELBOURNE'S CBD. FEATURING LIMITED 1, 2 & 3 BEDROOM APARTMENTS WITH UNINTERRUPTED GOLF COURSE AND CITY VIEWS, REFINED EUROPEAN INTERIORS, AND EASY ACCESS TO THE BEST OF YARRAVILLE VILLAGE.



SURROUNDED ON THREE SIDES BY LUSH PARKLAND,
FRANKIE OVERLOOKS ANDERSON RESERVE AND THE
BEAUTIFUL WESTGATE GOLF COURSE, FOLLOW
THE LEAFY STREETS FOR SUNNY AFTERNOONS IN
YARRAVILLE GARDENS OR AT WILLIAMSTOWN BEACH.





FRANKIE - LOBBY RECEPTION
ARTIST IMPRESSION



**NINETY
FOUR
FEET**

LOCATED ON THE DOORSTEP OF YARRAVILLE VILLAGE,
FRANKIE IS A SHORT WALK TO THE VIBRANT CAFES, BARS,
RESTAURANTS, AND CULTURAL ACTIVITIES THAT DEFINE
THIS PRISTINE POCKET OF MELBOURNE'S INNER WEST.





AN

THEATRE

1. SUN THEATRE
2. COBB BAKERY
3. YARRAVILLE GARDENS
4. WESTGATE GOLF CLUB
5. COLES
6. CRUICKSHANK PARK
7. STONY CREEK RESERVE
8. CLARE COURT CHILD CARE
9. ST. AUGUSTINE PRIMARY SCHOOL
10. YARRAVILLE COMMUNITY CENTRE

•••••
HIGHPOINT SHOPPING CENTRE
 12 MINS

FOOTSCRAY

SEDDON

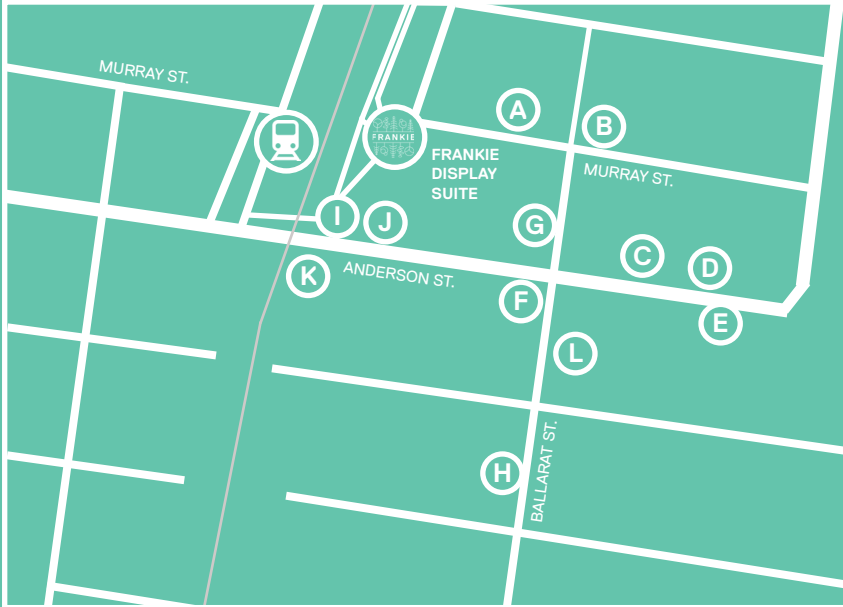
YARRAVILLE

FRANKIE

•••••
CBD & DOCKLANDS
 10 MINS

MARIBYRNONG RIVER

•••••
NEWPORT AND WILLIAMSTOWN BEACH
 12 MINS



YARRAVILLE VILLAGE

- A. Sun Theatre
- B. Corner Shop - Cafe
- C. Yarraville IGA - Grocer
- D. Village Store - Deli
- E. Cobb Lane - Bakery
- F. Railway Hotel - Bar
- G. Acqua E Vino - Cocktails
- H. Yarraville Yoga
- I. Wee Jeanie - Cafe
- J. Alfa Bakehouse - Bakery
- K. The Mad Moose - Pizzeria
- L. Bopha Devi - Restaurant



LOCATION

Located within a short walk to Yarraville Train Station, the Sun Theatre, Yarraville Gardens, and a diverse offering of cafes, restaurants, and bars, FRANKIE combines inner-city living with modern design and an amiable village lifestyle.



LIFESTYLE

Only 8km to the CBD yet this idyllic suburb has all the hospitality, charm and lifestyle of a progressive urban village. In many ways Melbourne's best-kept secret, this fast evolving suburb is ideal for young families as well as spirited individuals.



ENTERTAINMENT

There's no shortage of fantastic cafes, bars, and restaurants dedicated to Yarraville's local residents. Good food and wine flow freely and, come summer, Yarraville Gardens comes to life as Melbourne's largest food truck park.



SHOPPING

Housed within gorgeous Edwardian and Victorian terraces, Yarraville's shops offer an eclectic mix of vintage clothing, artisan jewellery, gourmet food and wine, as well as contemporary fashion and furniture.



PARKS AND GARDENS

Yarraville is a leafy suburb with a strong connection to nature. Take advantage of the weekend farmers markets, numerous sports facilities, riverside walking trails, cycle paths, and quick access to Melbourne's western beaches.



TRANSPORT

Drive, train, cycle, or walk, Yarraville is connected to everything by a major train line, freeway, as well as numerous bike paths. Whether you're off to Williamstown Beach, Highpoint Shopping Centre, or Crown Casino you are only ever 12 mins from the best of Melbourne's West.

KITCHEN - LIGHT SCHEME
ARTIST IMPRESSION



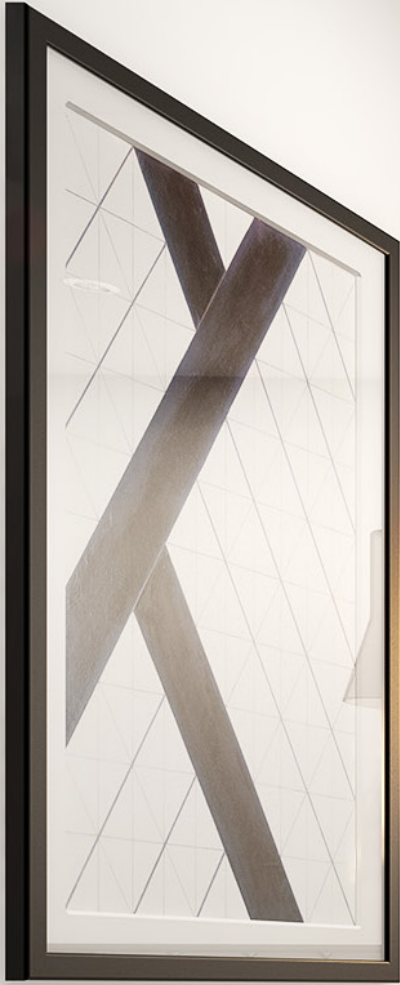


KITCHEN - DARK SCHEME
ARTIST IMPRESSION





FRANKIE - BATHROOM
ARTIST IMPRESSION





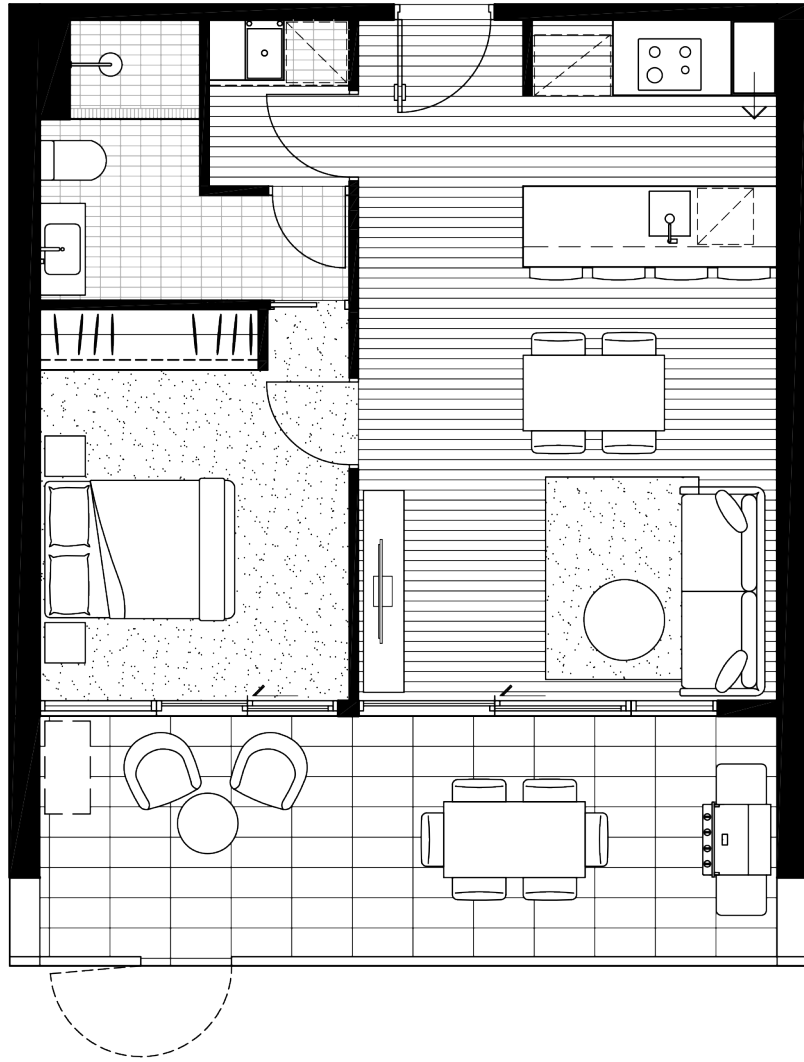


FRANKIE - EXTERIOR
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FRANKIE OFFERS BUYERS A RARE OPPORTUNITY TO SECURE A FUTURE IN A GROWING SUBURB. WHETHER A FIRST HOME BUYER, INVESTOR OR ESTABLISHED COUPLE SEEKING AN INDEPENDENT LIFESTYLE, YARRAVILLE IS THE IDEAL CHOICE.

WITH VERY LITTLE ELSE OF THIS CALIBER WITHIN THE AREA, THIS PROJECT WILL SET THE BENCHMARK FOR BOUTIQUE APARTMENTS, IN THIS FAST EVOLVING NEIGHBOURHOOD.





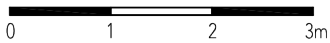
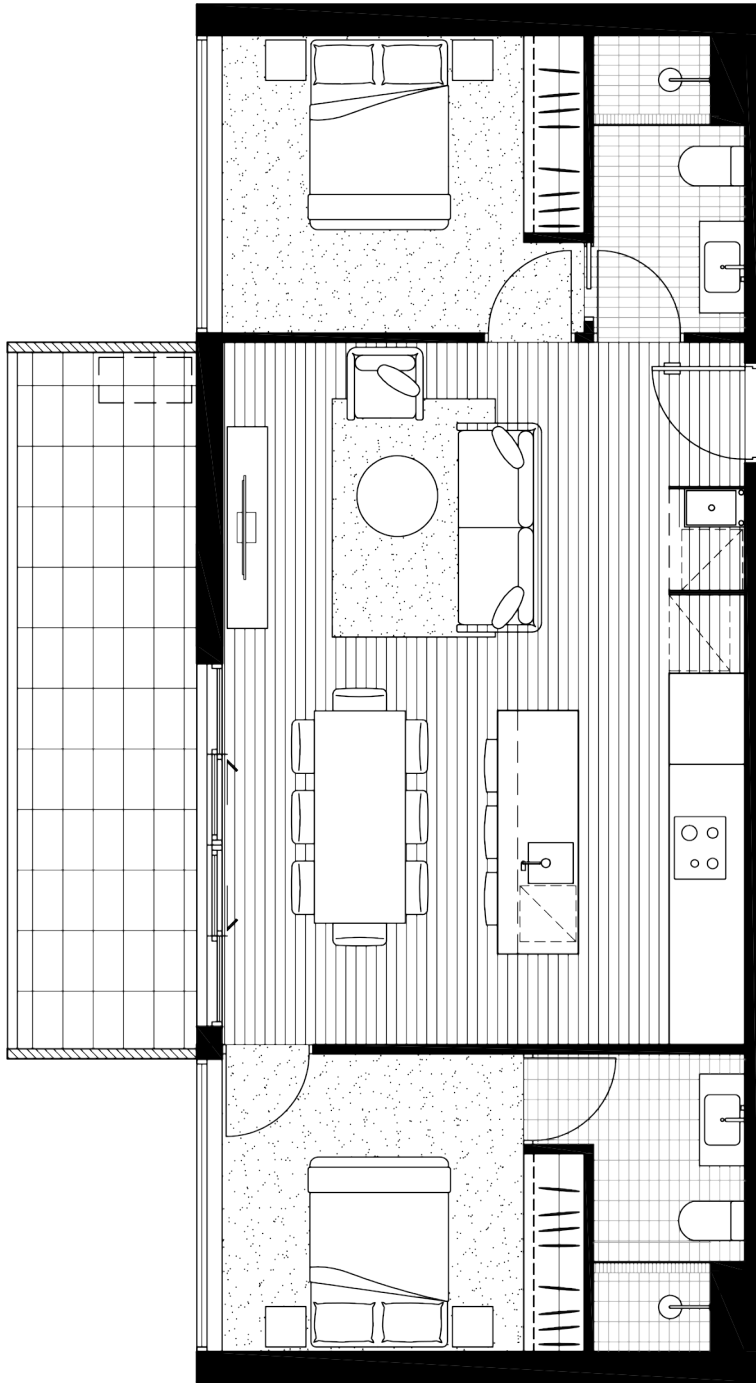
0 1 2 3m

SCALE 1:75 @ A3

PEDDLE THORP

**1 BEDROOM
1 BATHROOM**

AREA: 53m²
P.O.S: 18m²
TOTAL: 71m²

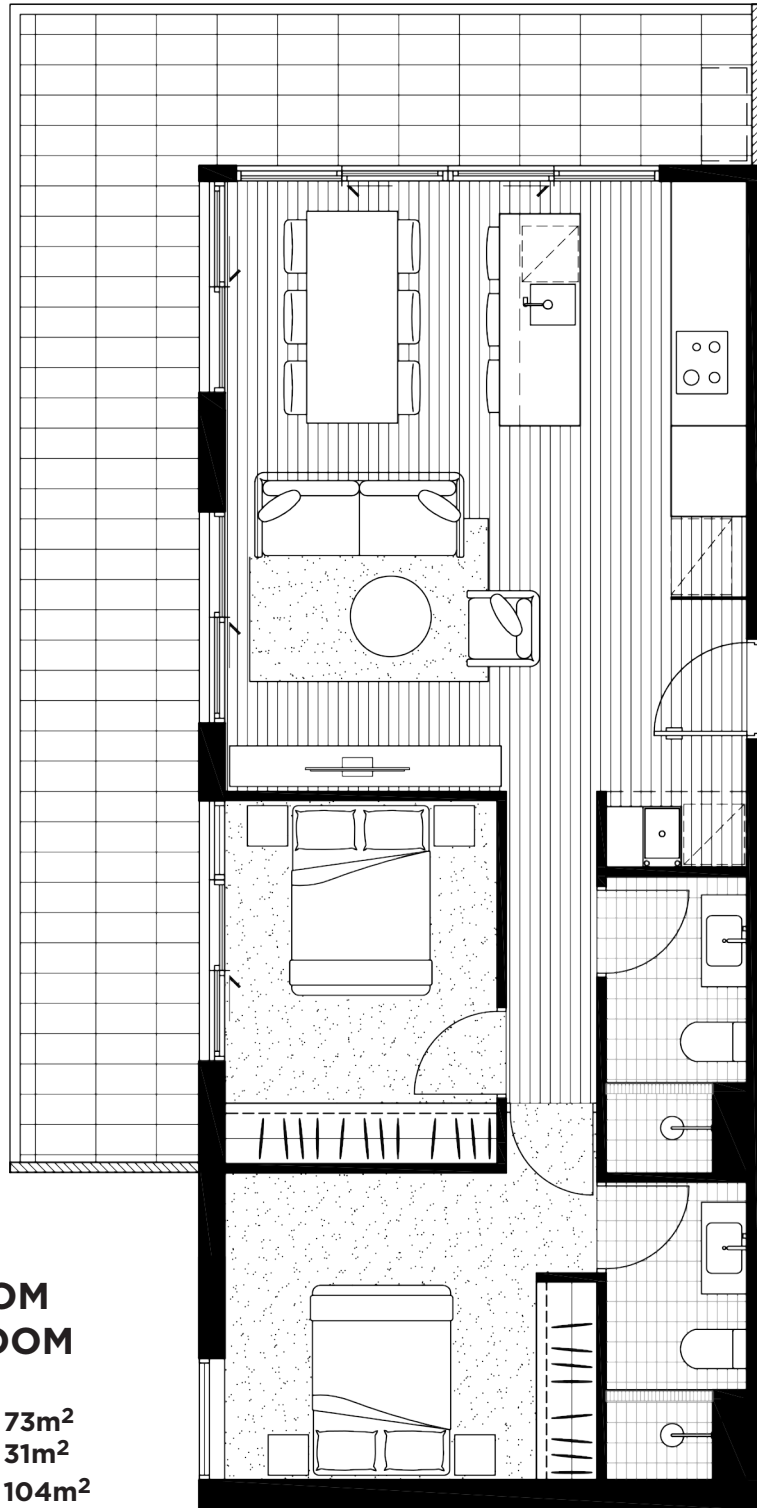


SCALE 1:75 @ A3

PEDDLE THORP

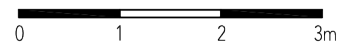
**2 BEDROOM
2 BATHROOM**

AREA: 74m²
P.O.S: 13m²
TOTAL: 87m²



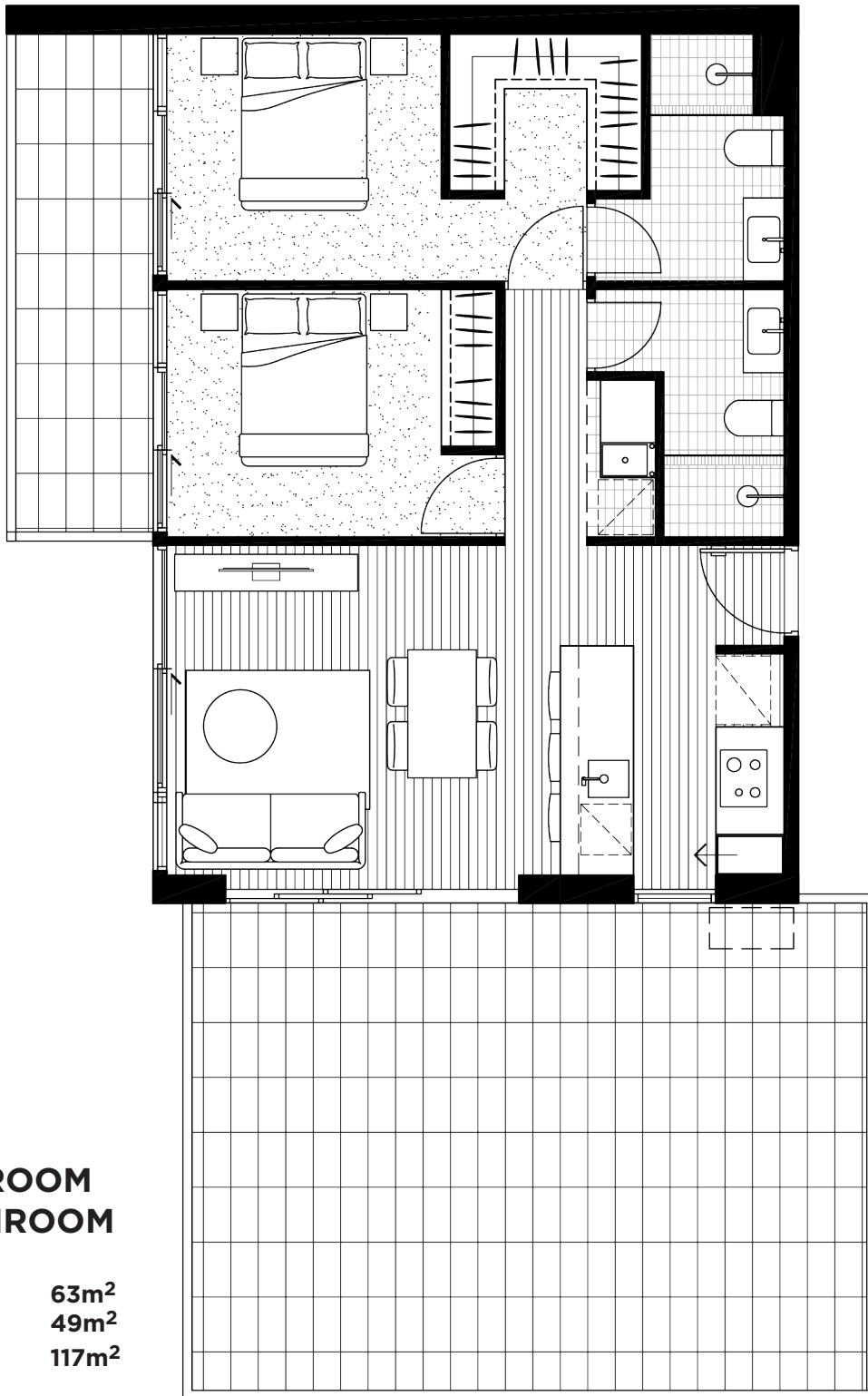
**2 BEDROOM
2 BATHROOM**

**AREA: 73m²
P.O.S: 31m²
TOTAL: 104m²**



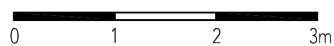
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PEDDLE THORP



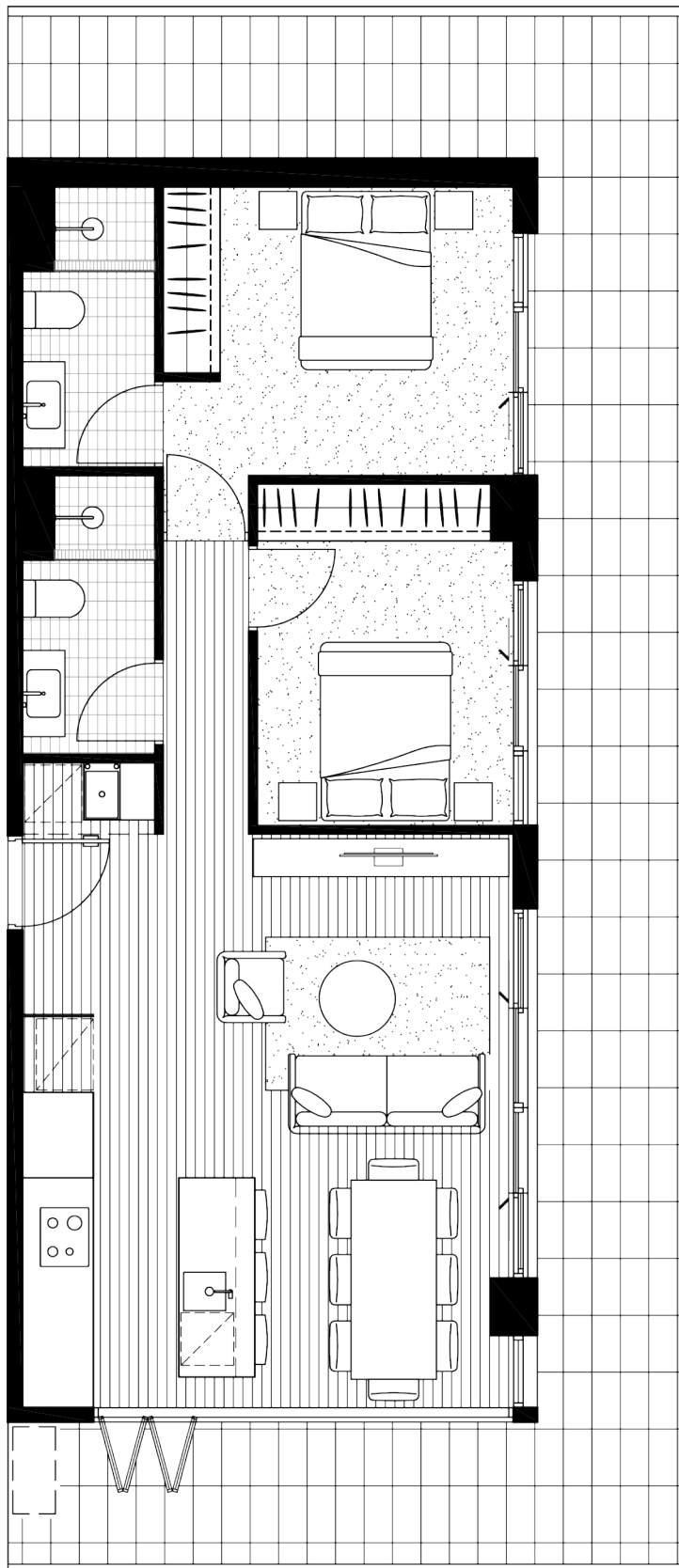
**2 BEDROOM
2 BATHROOM**

**AREA: 63m²
P.O.S: 49m²
TOTAL: 117m²**



SCALE 1:75 @ A3

PEDDLE THORP



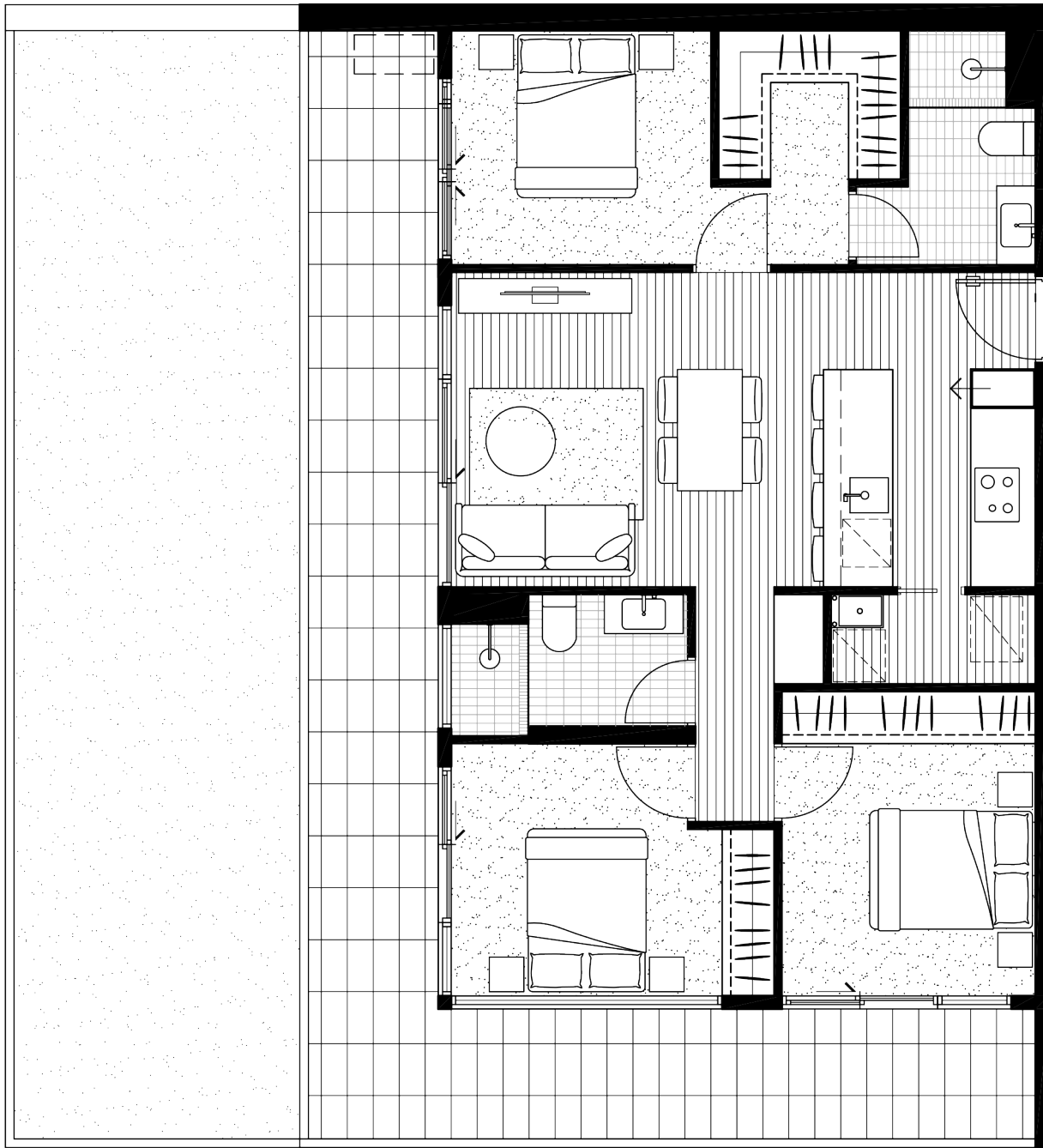
**2 BEDROOM
2 BATHROOM**

**AREA: 74m²
P.O.S: 44m²
TOTAL: 118m²**

0 1 2 3m

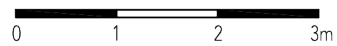
SCALE 1:75 @ A3

PEDDLE THORP



**3 BEDROOM
2 BATHROOM**

**AREA: 81m²
P.O.S: 76m²
TOTAL: 157m²**



SCALE 1:75 @ A3

PEDDLE THORP

FRANCIS STREET



GROUND FLOOR

FRANCIS STREET



LEVEL 1

FRANCIS STREET



LEVEL 2

FRANCIS STREET



LEVEL 3

FRANCIS STREET



LEVEL 4

FRANCIS STREET



LEVEL 5

FRANCIS STREET



LEVEL 6 - ROOF

FRANKIE - ROOFTOP
ARTIST IMPRESSION



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NINETY FOUR FEET

94 Feet have been at the forefront of Melbourne's property market for over two decades and every development that is undertaken reflects the tenets of dynamism and reliability, unmistakable style and quality.

We create vibrant, inspiring and sustainable places where people work, learn and live.

We craft beautiful, sustainable properties that we would love to live in - we are pioneering a new sense of place.

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DESIGNED BY

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BUILT BY

HAMILTONMARINO
BUILDERS





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