

# LE COEUR

*Place yourself in the heart of it  
12 Llaneast Street Armadale*

## LE COEUR

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\*Approx. Every care has been taken to verify the correctness of details in this brochure. However, prospective purchasers should make their own enquiries to verify the information.

**R**IGHT IN THE HEART OF IT, LE COEUR IS A DISTINCTIVE URBAN RETREAT ENJOYING THE VIBRANT BEAT OF THE SURROUNDING HUB OF GLENFERRIE ROAD, WATTLETREE ROAD AND HIGH STREET.

An exceptional introduction to an exclusive address, Le Coeur presents refined architectural design in the tranquil yet cosmopolitan surrounds of Armadale.

A commanding entrance heralds design excellence throughout the 15 luxurious 1 and 2 bedroom apartments. Architecturally precise these sophisticated residences present a cohesive style statement which includes wide central living areas with floor to ceiling windows and expansive balconies or courtyards that set rooms awash in natural light.

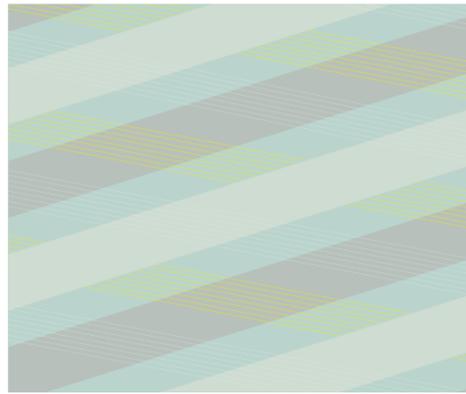
Le Coeur speaks with graceful style.

**P**RESENTING THE HIGHEST QUALITY FIXTURES AND FITTINGS, LE COEUR BRINGS EFFORTLESS STYLE TO ITS CONTEMPORARY INTERIORS.

A selection of 1 and 2 bedroom apartments, offering options of a study and two bathrooms, the focus is on space, light and impeccable taste.

Open plan design incorporates an impressive kitchen with integrated European Miele appliances, caeserstone benchtops and beautifully textured cabinetry. Charcoals and neutrals create a distinctly modern colour palette that carries through to luxe bathrooms and generous bedrooms. The picture is completed with areas of discreet, clever storage, elegant foyers and secure basement parking.

With all this offered in the heart of one of Melbourne's most enviable locations, Le Coeur is the place to be.



1. *Le Coeur's carpark entrance is located at the rear of the building*
2. *Phillippa's bakery, one of Armadale's favorites is located minutes away on High Street*
3. *Le Coeur's spacious kitchen, living and outdoor entertaining terrace*
4. *Crate Expectations is only a short stroll down Llaneast Street where you will find all your local and international furnishings*
5. *Le Coeur's private residential entrance on Llaneast Street*

**A** HIGHLY COVETED LOCATION THAT THRIVES ON ITS REPUTATION FOR THE FINEST BOUTIQUES, RESTAURANTS, PATISSERIES AND GALLERIES, LE COEUR IS SET AMIDST THE BEST THAT ARMADALE HAS TO OFFER.

Located just steps away from the diverse retail offerings of Glenferrie Road's retail hub you will find unique bookstores, beautiful home wares, stunning designer accessories and quality organic produce. A few minutes away, explore High Street's exclusive retail precinct where only the best international and local designers showcase their fashion while gourmet restaurants and world class galleries attract those with an eye for style. Complementing these exclusive outlets are large retail names that can be found on Wattletree Road at Malvern Central.

Take a break and find time to explore the parks and gardens that colour the neighbourhood.

Le Coeur has all that you could wish for and is located within walking distance of many transport options with trains, trams and multiple freeways to make your daily transit effortless.

Le Coeur, place yourself in the heart of it and be spoilt for choice.

