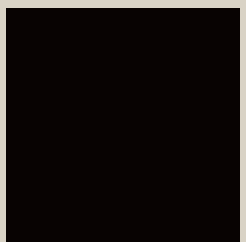
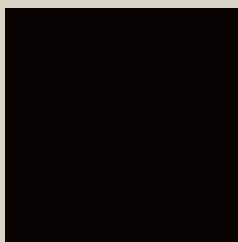
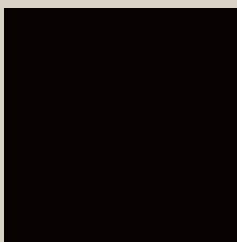
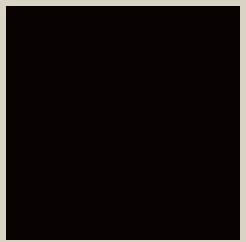
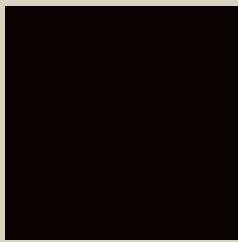
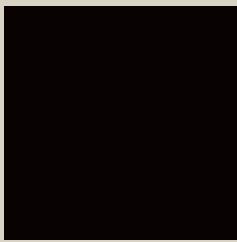
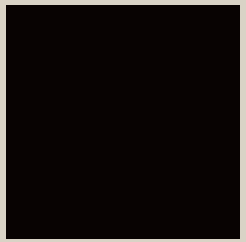


6 4 0
B O U
R K E
S T .

MELBOURNE



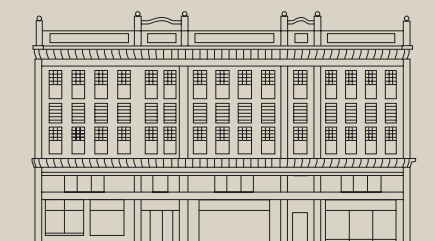
EST.
1925

This impressive three-storey brick warehouse was built in 1925 for the hardware and machinery merchants Eliza Tinsley and Co. and reflects significant architectural styles of its time.



Bourke Street is Melbourne's central avenue, home to the city's first theatre and jumping-off point for the first cable tramway. With Victorian era façades and graceful plane trees, its ambience has echoes of a golden past while promising a fulfilling future.

Rising from the historic Eliza Tinsley building, these residences are meticulously crafted, creating welcoming homes where every detail is carefully considered.



The Quintessential Melbourne Address.



640 Bourke Street,
Melbourne.





Located in the true heart
of Melbourne.



- 📍 RETAIL

 - 01 Bourke Street Mall
 - 02 GPO
 - 03 QV Melbourne
 - 04 Greek Quarter
 - 05 Chinatown
 - 06 Paris End
 - 07 Queen Victoria Market
- 📍 EDUCATION

 - 08 Haileybury College
 - 09 La Trobe University
 - 10 RMIT University
 - 11 Victoria University City Tower
 - 12 Victoria University City Queen
 - 13 The University of Melbourne
- 📍 ARTS & CULTURE

 - 14 Athenaeum Theatre
 - 15 Melbourne City Baths
 - 16 IMAX Theatre
 - 17 The Ian Potter Centre: NGV Australia
 - 18 Regent Theatre
 - 19 Princess Theatre
 - 20 Hamer Hall
 - 21 Australian Centre for Contemporary Art
 - 22 Arts Centre
 - 23 ACMI
 - 24 Melbourne Arts Precinct
 - 25 Melbourne Exhibition Centre
 - 26 National Gallery of Victoria
- 📍 MEDICAL

 - 27 Royal Children's Hospital
 - 28 Royal Melbourne Hospital
 - 29 Royal Women's Hospital
 - 30 St Vincent's Hospital

📍 SPORT

 - 31 Rod Laver Arena
 - 32 John Cain Arena
 - 33 AAMI Park
 - 34 Marvel Stadium
- 📍 LUXURY HOTELS

 - 35 The Ritz-Carlton, Melbourne
 - 36 W Hotel

📍 PARKS

 - 37 Flagstaff Gardens
 - 38 Docklands Park
 - 39 Batman Park

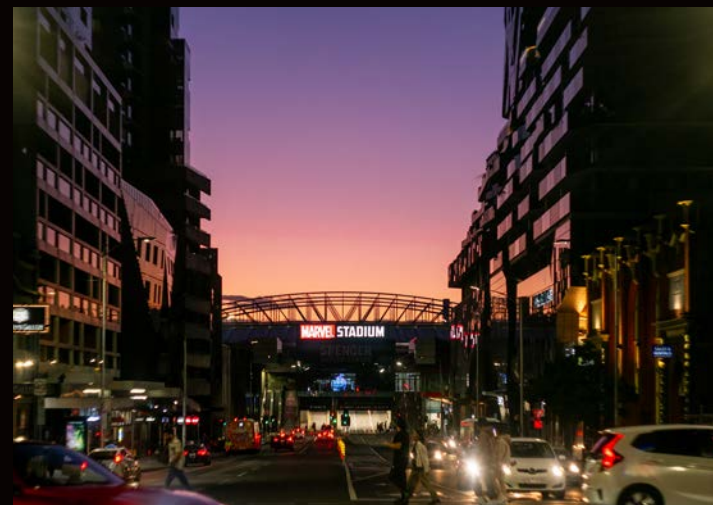
Embrace the best of Melbourne as a resident,
not just a visitor. Immerse yourself in the city's eclectic mix
of entertainment, commerce, culture and convenience
when you make this special place your home.

Live surrounded by cafés, restaurants, galleries and specialty shops,
all just steps away, with transport options at your doorstep.





From a rich past,
Melbourne is reshaping
its future.





| Bourke Street - Lobby Entrance

ARTIST'S IMPRESSION

The Welcome.

It's where Manhattan meets historical Melbourne.
The spectacular lobby, located in the Eliza Tinsley building,
combines art deco detail with a sense of grandeur. With a concierge
to greet you and a flickering fire in the luxuriously appointed
lobby lounge, you'll love the feeling of coming home.





| Social House - Whisky Lounge

ARTIST'S IMPRESSION

A rich tapestry of amenity awaits you.

Discover a magnificent series of expansive spaces—each with its own agenda—that seamlessly accommodate your lifestyle.

With more than 3000 square metres of shared amenity space over multiple floors, there are places to socialise, work, exercise or enjoy all-important me-time.

The Social House on the 11th floor is an inspired collection of spaces designed to foster connection and cultivate a sense of community. Whether forging new friendships or hosting guests, you'll find the ideal setting. From the sophistication of the private dining rooms to the laid-back conviviality of the sports bar, each space embodies a spirit of hospitality and intentional design.



| Social House - Speakeasy Room

ARTIST'S IMPRESSION

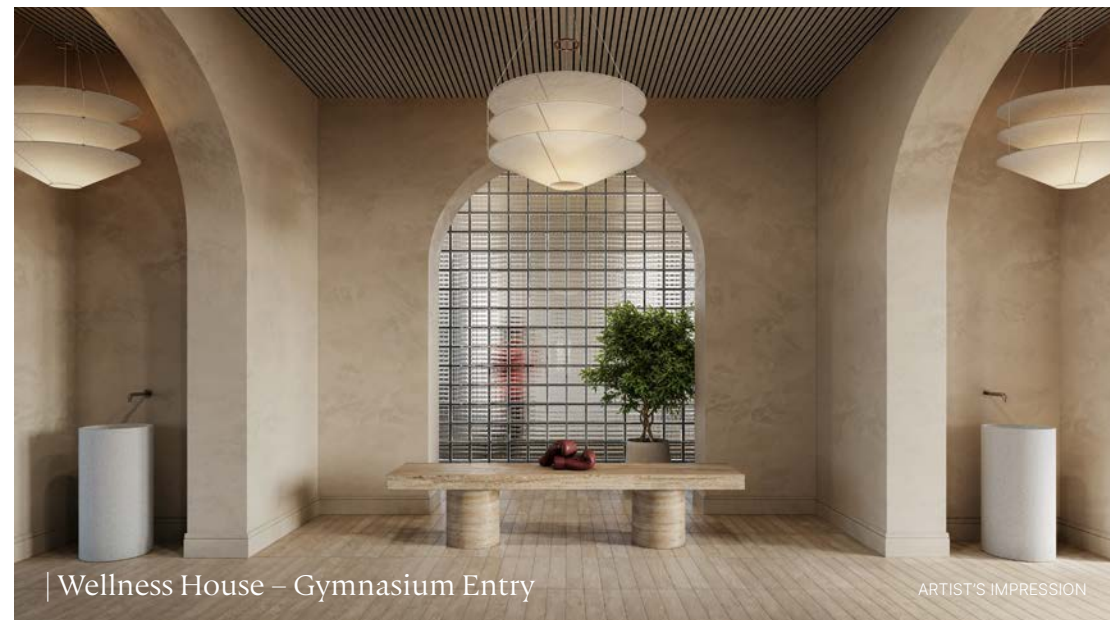
Enjoy a pre-dinner conversation or a late-night drink in the whisky lounge, with its welcoming fireplace. In the speakeasy room, the domed ceiling is a captivating focal point, while the billiard lounge exudes the atmosphere of a prestigious, members-only club. For moments of quiet solitude, the focus lounge provides the perfect retreat.



| Social House - Focus Lounge

ARTIST'S IMPRESSION

Wellness is at our heart.



At 640 Bourke Street, wellness is redefined through spaces that are destinations in their own right. Each area is rich in architectural detail, transforming every moment into an experience that transcends mere function.



The bathhouse is no ordinary pool. With its stunning architecture, ambient lighting and the soothing sound of water, it's a space where you can unwind after a workout or simply relax in an environment designed for ultimate tranquillity.



In the 10th-floor Wellness House, your sense of well-being is effortlessly elevated. Here you'll find a fully-equipped gymnasium, 25m pool, restful therapy room, steam and dry saunas, providing everything you need for a balanced lifestyle.

Designed to be welcoming and accessible, the gymnasium is a sanctuary—not an intimidating space. Whether you visit occasionally or follow a strict routine, the space is tailored to suit your needs.

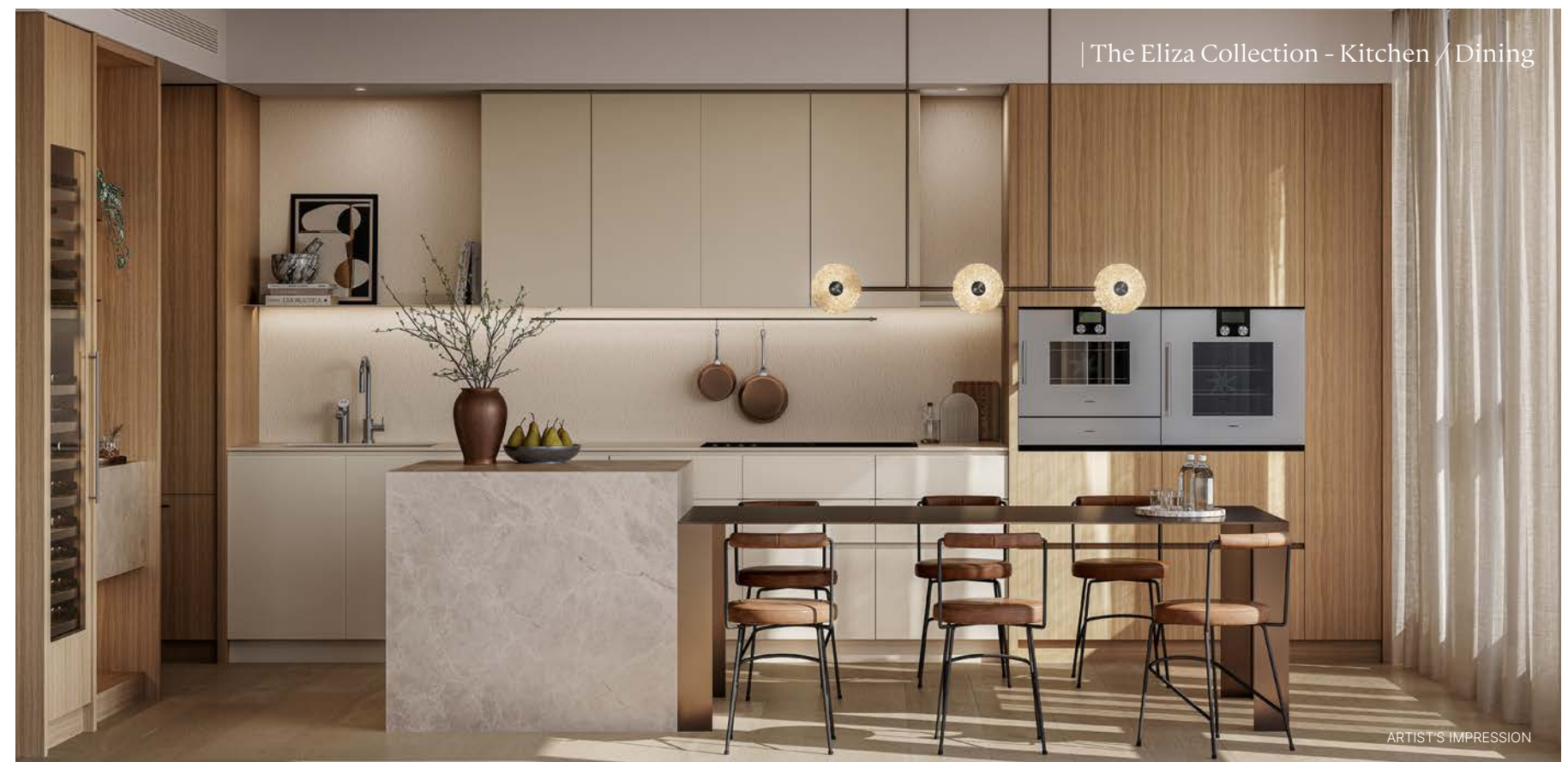




Residences made for living.

Taking inspiration from apartment living in New York, these are forever homes within the city. Generous spaces are created with careful consideration of the views and how people want to live today.

While the sculpted tower rising behind the Eliza Tinsley building is impressive in itself, leading architects Rothelowman have focussed on designing "from the inside out". As a result, these one, two and three-bedroom residences are larger than those you'll usually find in the city. The layouts have been thoughtfully designed to create more liveable spaces. With quality built in, these are homes that will stand the test of time.





| The Classic Collection - Kitchen

ARTIST'S IMPRESSION

Behind every design decision is the desire to create in these residences a unique sense of place.

The colour scheme is rich with beautiful materials and designed to echo that of the gracious homes in Melbourne's most exclusive suburbs. Engineered timber floors in the living areas give way to luxurious carpets in bedrooms.

Cabinetry, finishes and fittings at 640 Bourke Street are as tactile as they are functional. From tapware to door handles, every touchpoint has been carefully curated.



Purposefully crafted for modern lifestyles.

Whether you choose a one-bedroom, two-bedroom or three-bedroom residence, you'll experience the same sense of expansiveness.

Extensive floor-to-ceiling windows and open-plan living spaces ensure these are light-filled, airy homes, bathed in natural light.



ARTIST'S IMPRESSION

| The Melbourne Collection - Kitchen / Living



Layering detail upon detail.

Quality finishes include stone, natural materials, timber floorboards, two-pac and porcelain, all curated in a way that sets these residences apart.

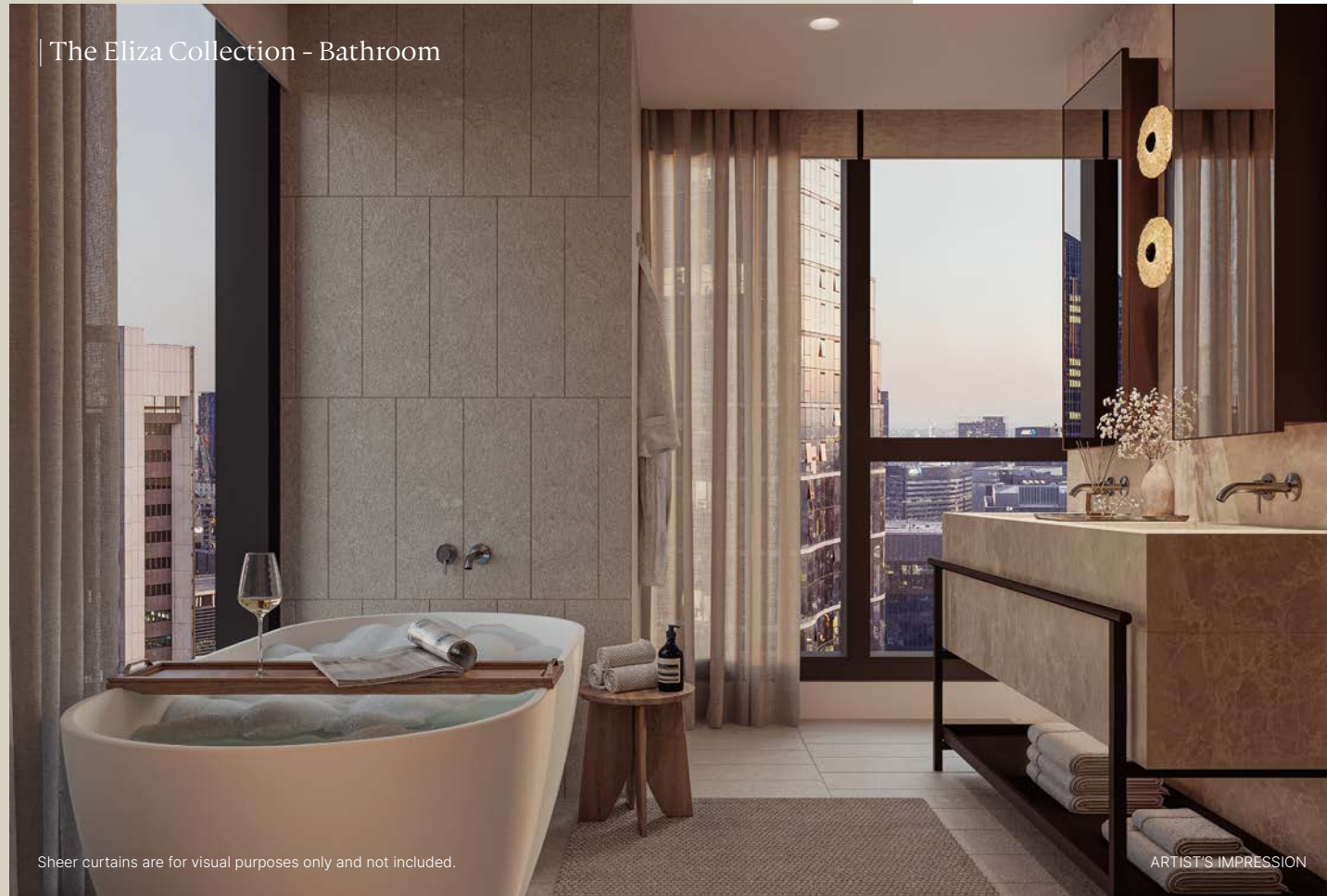


A focal point of every kitchen is the sculptural island bench and specially designed dining table. It's a dramatic design statement that sets the tone for an impressive living and entertaining space, and complements the apartment's clean lines and stylish finishes.

Further features include the brushed nickel utensil bar, stone splash backs and well-planned storage.



| The Eliza Collection - Bathroom



Sheer curtains are for visual purposes only and not included.

Where elegance meets purpose.

Every aspect, even within the most private spaces, has been thoughtfully considered.

The palette of tiles for the bathroom has been selected to reference the building's heritage—a manifestation of the pattern-making and layering of materials that give 640 Bourke Street its unique character.

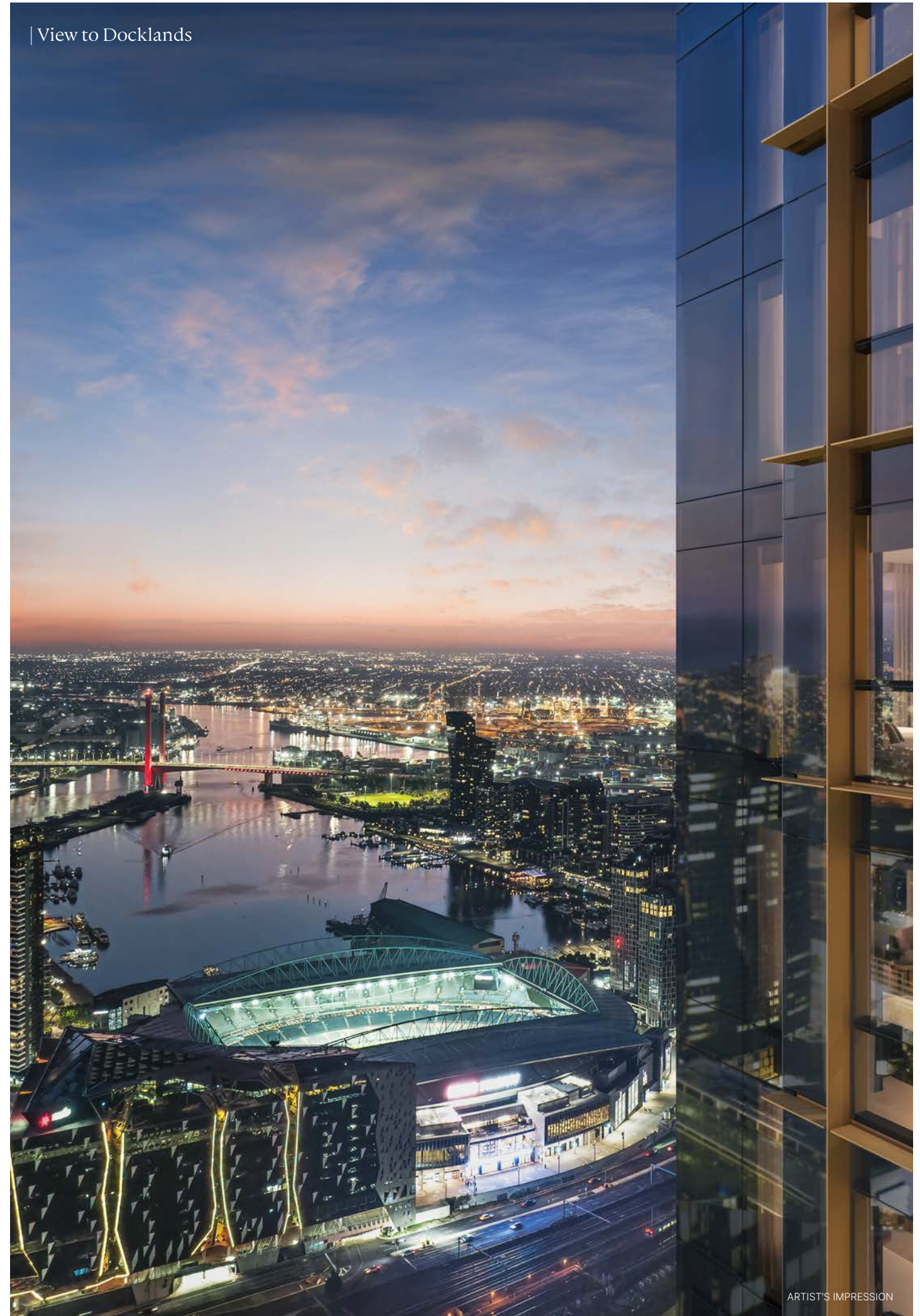
Each bathroom features an exquisite stone-topped vanity, designed with integrated storage beneath—a bespoke creation, commissioned exclusively for these exceptional residences.



| The Melbourne Collection - Bathroom

ARTIST'S IMPRESSION

| View to Docklands



ARTIST'S IMPRESSION

The Team.

To bring this visionary project to life, Far East Consortium has assembled a distinguished team, renowned for their expertise in urban renewal, architecture, and interior design.



We are united by a singular ambition: to establish a new benchmark for inner-city living in Melbourne.



FAR EAST CONSORTIUM - VISION

For three decades, Far East Consortium has imprinted an enduring legacy upon Australia's urban skylines. Undaunted by the scale and intricacies of urban development, they have consistently regarded challenges as opportunities, propelling them to complete billion-dollar landmark urban renewal projects in the heart of Australia's busiest cities.

Far East Consortium's legacy transcends iconic towers and mixed-use precincts; it is rooted in an unwavering dedication to innovation, sustainability, and seamless community integration. Each project offers architecturally designed apartments complemented by resort-style amenities that serve as a foundation for vibrant, connected communities to thrive.

Far East Consortium remains committed to shaping Australia's urban future, leaving a lasting legacy for generations to come.

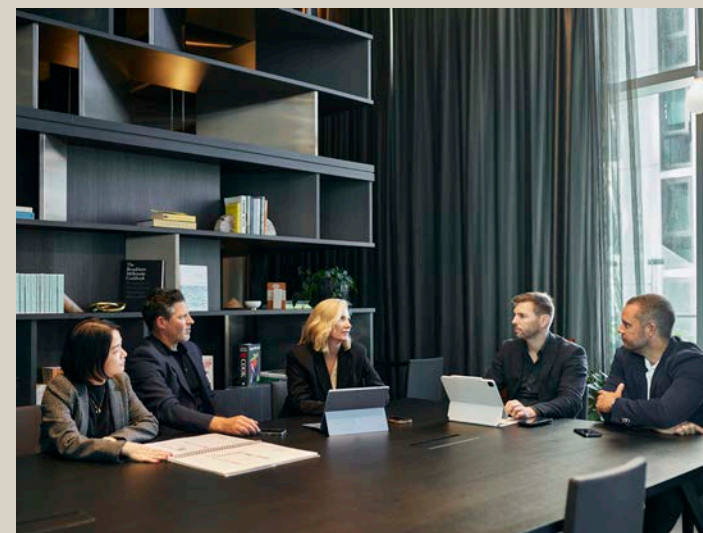


ROTHELOWMAN – ARCHITECTURE & INTERIORS

By prioritising innovation, collaboration, and a deep understanding of human experience, Rothelowman is redefining the possibilities of architecture.

Rothelowman's design philosophy celebrates daily rituals, connecting residents to their urban and cultural context. By designing from the inside out, they create aspirational spaces crafted for the people who inhabit and interact with them while ensuring their work honours the past and embraces the future. Through subtle, unexpected details, Rothelowman create environments that spark moments of delight and foster meaningful connections between people and place. Rothelowman combine a generous eye for life with humble innovation to create transformative, enduring spaces that inspire and enrich people's lives.

rothelowman



YPM AVANTI – SALES

YPM Avanti's executive team provides expert guidance and insights to help developers make strategic decisions that ensure the success of their projects from the outset. Drawing on extensive experience across a diverse range of developments and leveraging first-hand market insights, they ensure every aspect of a project is market-ready.

YPM Avanti are proud to collaborate with leading developers who share their vision and commitment to delivering high-calibre residential properties and master-planned communities. At YPM Avanti, they are genuinely passionate about every project they undertake. From initial concepts through to completion, YPM Avanti play an active role in the development process, always keeping the buyer at the forefront of their strategy.

YPM AVANTI

IMPORTANT LEGAL DISCLAIMER. PLEASE READ CAREFULLY. Information is correct as at February 2025 and is subject to change. Views depicted will not be available from all apartments and may be impacted by future surrounding development. Furnishings not included. Purchasers should refer to and rely on the vendor statement and the plans forming part of the contract. Statements made are true to the best of the Vendor's knowledge. Neither the Vendor, nor its officers, employees or agents accepts any liability for the accuracy or completeness of the information in this document. Interested persons should make and rely on their own investigations and advice and refer to the vendor statement and contract.



ARTIST'S IMPRESSION

640BOURKEST.COM.AU

OR CONTACT YOUR PREFERRED AGENT