

# 1/39 Grandview Grove, Prahran, Vic 3181

 Real Estate

## Townhouse For Rent

Wednesday, 6 December 2023

1/39 Grandview Grove, Prahran, Vic 3181

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Type: Townhouse**



Kate Humphreys  
0439000503



Ella Atkins  
0439390315

**\$1,150 per week**

Peacefully situated within one of Prahran's most exclusive, tree-lined boulevards, this stylishly renovated, three-bedroom townhouse is awash with natural light and offers sanctuary and distinction with a huge, private, paved front courtyard that is perfect for both larger scale entertaining and more intimate alfresco dining. One of only four, this substantial brick residence is within walking distance of all the cafes, fine dining and shopping of Hawksburn Village, High Street, and the delights of Beatty Avenue's cafe scene. With sleek, polished concrete flooring and underfloor heating, the generously sized meals and living areas flow seamlessly to a choice of side and front paved entertainment courtyards overlooking leafy and low maintenance garden surrounds. Endless storage is offered in a visually striking kitchen supported by Miele oven, new cooktop and rangehood. Upstairs, each of the bedrooms has been freshly carpeted and appointed with built-in robes - the main bedroom with its own ensuite, whilst the remaining bedrooms share easy access to the home's central bathroom. Additional highlights include a downstairs powder room and laundry, as well as a secure double carport, a shed / storage room and split system heating / air conditioning. Stroll easily to Our Lady of Lourdes Primary School, city-bound trams along Malvern Road and High Street and trains from Toorak Railway Station from this prized Prahran location. **\*\*To Inspect\*\*** Please refer to the listed inspection time/s. If no inspection time is available or you are not able to make the listed time/s please click "Get in Touch" to request an Inspection Time or Contact Agent and register your interest. **\*\*Please Note\*\*** Open for Inspection times and property availability is subject to change without notice. We highly recommend registering for an inspection you are going to attend to avoid disappointment for cancellations. If you are registered for an inspection, you will be notified by SMS if the inspection is canceled. **\*\*Caution\*\*** Marshall White has exclusive leasing rights to this property. We do not advertise on Gumtree, Facebook Marketplace or any other social media platforms. Please beware of scammers and apply only via the official advertising link using the Snug platform.