

**1/46 Maitland Street, Glen Iris, Vic 3146**



**Apartment For Sale**

Wednesday, 17 January 2024

**1/46 Maitland Street, Glen Iris, Vic 3146**

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Type: Apartment**



Liam Burke  
0398181888



Steve Burke  
0398181888

**\$750,000 - \$825,000**

Wonderfully positioned in a picturesque and convenient pocket of Glen Iris where you have easy access to superb cafes and restaurants on Malvern Road as well as gorgeous parks, trails, and public transport, this bright and modern 3 bedroom apartment with 2 generous courtyards is sure to put a smile on your face. A north-facing central living room is your appealing first impression located just off the entry, and is suited for everyday activities while also having access out to a balcony which overlooks the 33 sqm (approx.) main northern landscaped courtyard. There is plenty of space for dining in the kitchen area, which benefits from a truly practical design as well as the addition of stainless steel appliances. Built-in robes are a feature of all bedrooms, which all have easy access to the stylish contemporary bathroom, meanwhile further embrace laundry facilities, reverse cycle heating and cooling, 2nd sizeable courtyard, and a single car space. Get your morning coffee and brunch fix with walkable eateries at the end of the street including Mr Foxx, 3146 Bagels, and Saint Jaxie Café, just to name a few. You're also near the beautiful Malvern Public Gardens, Gardiner Park, Central Park and surrounding cafes/restaurants, Gardiners Creek Trail, Tooronga Village shops, Malvern Central School, Harold Holt Swim Centre, buses, trams, Gardiner Station, and Citylink.