

**10/1 St David Street, Fitzroy, Vic 3065**

**Nelson Alexander**

**Townhouse For Sale**

Thursday, 8 February 2024

10/1 St David Street, Fitzroy, Vic 3065

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Type: Townhouse**



Tom Roberts  
0418553680



Andrew Melilli  
0438072779

## **Auction \$1,250,000 - \$1,350,000**

Nestled discreetly within an exclusive boutique complex, with bustling Brunswick Street at the doorstep, lies a gem of urban sophistication: an oversized corner apartment in the 'The Max' development. With simply stunning city views and bathed in gorgeous natural light, this residence epitomises the essence of contemporary inner-city living, set amidst the dynamic heart of Fitzroy. Light and airy over three levels it features open plan living, dining and large entertainers' kitchen, two balconies, three spacious bedrooms (BIRS, the main with ensuite & all with a combination of double glazing), and central bathroom with shower over bath. The third floor comprises a versatile space that could serve as a studio/office or fourth bedroom with spectacular 360-degree views. With so much more to offer, other highlights include 2 secure OSP's, separate laundry, split system heating and cooling, ceiling fans, guest WC, and secure video intercom entry. In a vibrant precinct enjoy a lifestyle like no other close to cafes, bars, restaurants, Smith St, Gertrude Street, trams, Carlton Garden, Fitzroy Pool, schools, universities, hospitals, and the CBD. Nelson Alexander Pty Ltd