

**14 Bourke Street, Brunswick, Vic 3056**

**Nelson Alexander**

**House For Sale**

Friday, 26 January 2024

14 Bourke Street, Brunswick, Vic 3056

**Bedrooms: 3**

**Bathrooms: 1**

**Type: House**



Henry Rutherford  
0468998001



Roland Paterson  
0417367997

**Auction \$970,000 - \$1,050,000**

Tucked away in a quiet cul-de-sac, yet perfectly positioned in a central Brunswick locale, this semi-detached 3-bedroom terrace enjoys all the convenience of inner-city living. Further emphasising its appeal are the free-flowing floorplan of light-filled rooms, east-facing courtyard with rear laneway access, and proximity to vibrant Sydney Road and Lygon Street precincts, with an array of bars, eateries, and easy access to transport. Simply move in, unpack and appreciate the home and inner-city location for all it has to offer.- Bright and airy living space bathed in northern light connects to an updated kitchen with ample storage and meals area.- Two double bedrooms with built-in robes zoned to the front of the home, while third bedroom located at the rear enjoys a sunny outlook and access to the courtyard garden.- Renovated central bathroom features floor-to-ceiling tiles, walk-in shower, and heated towel rail.- Sunny, east-facing courtyard garden provides a private outdoor entertaining area, with rear laneway access via roller door.- Highlights include stunning original fireplace and period-style arched hallway, freshly painted, new window furnishings throughout, high ceilings, European laundry, and split-system heating/cooling. - Walk to trams (Sydney Road and Lygon Street) and Brunswick train station, providing direct access to the CBD.- Leisurely stroll to lively Sydney Road bars, eateries and Brunswick Baths.- Moments to Lygon Street shopping and dining precinct, and CERES Community.- Zoned for Brunswick East Primary School & Brunswick Secondary College.