

**17 Spring Street, Birchgrove, NSW 2041**



**House For Sale**

Wednesday, 3 April 2024

17 Spring Street, Birchgrove, NSW 2041

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Area: 266 m2**

**Type: House**



Belinda Cassano  
0291374040



Matthew Tonkiss  
0402057069

## Price Guide \$2,900,000

Cherished by the same family for around 70 years, this Federation-style, free-standing home represents a unique opportunity to bring new life to a property brimming with potential. With 3 generous bedrooms, high ceilings, and separate living and dining areas, it combines historical charm with the promise of modern revitalisation. Perfectly located with two street frontages, this home is close to the vibrant Birchgrove community and amenities, presenting an ideal blend of serene living and urban convenience.- First time offered in approx. 70 years; rare opportunity- Federation style, free-standing home; character features- 3 over-sized bedrooms; main with fireplace- Separate living and dining areas; spacious kitchen- High ceilings throughout; polished timber floors- Rear yard with northerly aspect; single carport- Potential to build up and capture city and harbour views (STCA)- Easy access for trades; quiet, wide street; sought-after location- Close to Balmain village, buses, ferries, harbourside parks & Birchgrove PS.