

# 176 Princes Street, Port Melbourne, Vic 3207

 Real Estate

## House For Sale

Friday, 23 February 2024

176 Princes Street, Port Melbourne, Vic 3207

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 1**

**Type: House**



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**\$2,100,000 - \$2,300,000**

Originating in 1864 as the iconic Locomotive Hotel, this converted family residence boasts absolute privacy, timeless allure, and spacious dual-level living, with rare off-street parking via Turville Place and the potential to add value. A short walk to the light rail and Bay Street's thriving retail and dining precinct, this impressive period home offers an exceptional layout tailored to modern-day living, with idyllic zoning, oversized proportions and multiple living areas. Held by the same owner for over three decades, the home's appealing period details are displayed through original glazed brickwork and high ceilings, flowing from the sitting room and formal dining to the custom-made stone-bench kitchen with quality appliances. A separate living room with a Jetmaster open fireplace precedes a sunroom/meals domain and a landscaped paved courtyard to the rear, with extendable awnings for year-round enjoyment. Upstairs, the beautiful north-facing main bedroom is accompanied by a large ensuite and built-in robes. Two additional bedrooms share a classic yet immaculate bathroom, whilst there's a third WC in the laundry downstairs. Just 550m from the beach and a short walk to excellent schools, this unique home also includes split system air conditioning, hydronic heating, security cameras, a secure vestibule entrance, and the potential to extend, renovate and value add with a double remote garage to the rear (STCA).