

**177 Melville Road, Brunswick West, Vic 3055**

HAUGHTON STOTTS

**House For Sale**

Saturday, 2 December 2023

177 Melville Road, Brunswick West, Vic 3055

**Bedrooms: 3**

**Bathrooms: 1**

**Type: House**



Stefan Dzanovski  
0394971990

### **Auction \$800,000 to \$880,000**

First time offered for sale in over 42 years, this elevated light filled solid-brick semi-detached home provides immediately enjoyment in a prized inner-urban neighbourhood directly opposite beautiful Jacobs Reserve and just moments to trendy cafes and local restaurants. Beyond its attractive facade, the home's current floorplan comprises entry hallway accessing three bedrooms, large central lounge with balcony, kitchen with gas cooking, sunny dining room, modernised bathroom and laundry leading out the generous low maintenance paved rear courtyard. Also features separate studio and garden shed. A prime location with an emphasis on parkland proximity, Melville Road tram at your doorstep, walking distance to a choice of bus routes, cafes, Brunswick North Primary School, as well as easy access to Citylink, Sydney Road shops and restaurants.