

2/22-26 Grattan Street, Carlton, Vic 3053



Townhouse For Sale

Tuesday, 23 April 2024

2/22-26 Grattan Street, Carlton, Vic 3053

Bedrooms: 3

Bathrooms: 2

Parkings: 1

Type: Townhouse

\$1,500,000 - \$1,600,000

Highlighted by an expansive open-plan living area of great flexibility, this remarkably spacious city edge residence presents a seldom found opportunity to buy a family-sized sanctuary in an impeccable location between Carlton Gardens and Lygon Street. Set amongst the tranquil greenery of the much-loved Charing Terrace development, ample natural light and green views feature in the north-facing living/dining area, which adjoins a recently updated cook's kitchen and casual meals space. Two large bedrooms have generous built-in robes, one featuring a bright ensuite and opening onto a private covered balcony. A recently renovated central bathroom is beautifully finished and features heated flooring. A revelation awaits on the top floor with a cavernous, highly versatile space that offers city views and an array of possibilities: as grand master suite, second living space, home office, studio or whatever your imagination conjures. Further features include engineered timber flooring, bespoke window furnishings, separate laundry, ducted heating, split-system heating/cooling and secure undercover parking. The unrivalled lifestyle location places you adjacent Carlton Gardens and within easy walking distance to the CBD, Lygon Street eateries, Cinema Nova, IMAX, Melbourne Museum, Melbourne Uni, RMIT, Brunswick Street, Queen Vic Market and so much more. We donate a portion of our fee from every property transaction to the Woodards Foundation to support people experiencing homelessness, family violence and social isolation.