

**23 Mollison Street, Abbotsford, Vic 3067**



**House For Sale**

Thursday, 9 May 2024

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**Bedrooms: 2**

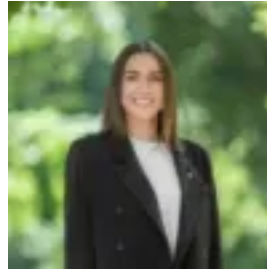
**Bathrooms: 1**

**Parkings: 2**

**Type: House**



Luke Schickerling  
0394283333



Sarah Sherlock  
0394283333

## **\$1,100,000 - \$1,200,000**

Showcasing quaint industrial character, this remarkable warehouse conversion with secure parking for two presents a refined and relaxing take on city fringe living. Brilliantly bright across a series of serene spaces, raked timber ceilings soar above a stunning second storey, with a pair of considerable bedrooms accompanied by extensive storage and an in vogue bathroom with bath and rain shower. An expansive terrace serves as an entertainer's centrepiece, providing a sun soaked retreat for afternoons with friends. Flair and finesse displayed throughout, voids accentuate a sense of space, with a superb lower level enjoying seamless flow between an open living/dining domain and stellar kitchen with upscale Neff and Bosch appliances. A secure, two vehicle carport doubles as a covered alfresco setting, while other highlights include heating/cooling, timber floors, and a combined laundry/powder room. Moments from Collingwood and Richmond lifestyle hubs, it's a short walk to city trains and trams, popular cafés and restaurants, The Hive Shopping Centre, and scenic Yarra trail, while the Collingwood Children's Farm, Abbotsford Convent, and Sophia Mundi Steiner School sit mere metres away.