

**27 Grattan Street, Prahran, Vic 3181**



**Terrace For Sale**

Tuesday, 5 December 2023

27 Grattan Street, Prahran, Vic 3181

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 2**

**Area: 100 m2**

**Type: Terrace**



Lewis Waddell  
0431107275



Shane Mills  
0428819226

## Contact Agent

Fitzroys has been instructed to offer 27 Grattan Street, Prahran for sale by Executors. - Flexible single level building of 100sqm\* featuring office and dwelling suited to a wide range of alternative uses (STPA)- Suits occupiers, investors and value-add buyers (stpa)- Exceptional location, strategically positioned between the Prahran Market and Greville Street shopping precincts and opposite Grattan Gardens- Direct walking access to the new \$60m\* Prahran Square redevelopment, providing 500 undercover car spaces and ground level urban parkland- Only 250m\* from Prahran Railway Station and 75m\* to Commercial Road trams running to Melbourne CBD and Armadale- Surrounded by national traders & renowned bars/eateries Woolworths, Coles, Aesop, Entrecote, Rossi Bar and many more- Rear roller door access via laneway- Within favourable Activity Centre Zone (ACZ1)For further information or an inspection, contact Fitzroys selling agents Lewis Waddell or Shane Mills