

# 5/2 Carlton Street, Carlton, Vic 3053

## Unit For Sale

Thursday, 9 May 2024

5/2 Carlton Street, Carlton, Vic 3053

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Type: Unit**



Sonya Laferla  
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## **Auction \$1,500,000 - \$1,600,000**

Offering light-filled, low maintenance living in an architecturally designed development, this renovated, contemporary apartment makes the most of its premium, park-side positioning, overlooking the majestic tree-lined avenues of the heritage-listed Carlton Gardens. With verdant evergreens providing an enviably lush backdrop to the generously proportioned interiors, experience the peace and tranquility of these leafy surroundings while also delighting in the ease and convenience of the city-fringe location. - Expansive, open-plan living and dining area, flanked by a paved terrace and balcony that overlook the picturesque parklands of the adjacent Carlton Gardens.- Gourmet kitchen, central to the floorplan, showcases a grand, waterfall island bench with seating area, stone counters, Italian mosaic tiled splashback, and premium appliances, including combi microwave/convection oven, Schweigen silent extractor fan, and dishwasher.- Three extra-large bedrooms, including primary suite with walk-in robe, updated ensuite and private, north-facing balcony, second with BIR and additional balcony, third offering flexibility as dedicated home office.- Modern central bathroom adorned with Italian tiles, boasts generous walk-in shower, Japanese style bidet, and large timber vanity.- Additional features include zoned reverse-cycle air-conditioning throughout, Euro laundry, two secure undercover parking spaces with EV charging outlet (capable of slow EV charging), bicycle storage, storage cage, and intercom security system.- Park-side position sees Carlton Gardens, Melbourne Museum, and Royal Exhibition Building and the iconic No. 96 tram on your doorstep, with Nicholson Street trams around the corner.- Within strolling distance of the culinary delights of Lygon and Brunswick Streets, and the CBD.- Zoned to Carlton Gardens Primary School and Collingwood College.