

**5/306 Barkly Street, Brunswick, Vic 3056**

**Nelson Alexander**

**Townhouse For Sale**

Wednesday, 17 January 2024

5/306 Barkly Street, Brunswick, Vic 3056

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Type: Townhouse**



Mark Verrocchi  
0413135935



Bella Cortese  
0433152636

## **Auction \$700,000 - \$770,000**

Nestled to the rear of a boutique block of only five, this light-filled townhouse moments from all the culture and convenience of Sydney Road offers the ultimate "lock and leave" lifestyle for city professionals, first home buyers and savvy investors alike. A functional reverse living floorplan reveals two downstairs bedrooms (one with spacious walk in robe) serviced by a contemporary central bathroom with shower over bath. Upstairs, discover a welcoming open plan kitchen/living/dining drenched in natural light and opening directly onto a huge entertainers' terrace with built in BBQ - the ultimate retreat for a quiet coffee or alfresco dining with friends and family! Add to this, polished timber flooring, double glazed windows, separate powder room, European laundry, secure intercom entry plus split system heating/cooling and secure garage for easy off-street parking. Wonderfully positioned moments from the boutique shops and cafes of Sydney Road, Jewell train station, the open spaces of both Princes and Royal Parks, plus local schools, Universities, hospitals, trams and Barkly Square Shopping Centre all within easy reach. Make it yours!