

8/32 Albert Street, Brunswick East, Vic 3057



Townhouse For Sale

Thursday, 14 March 2024

8/32 Albert Street, Brunswick East, Vic 3057

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Type: Townhouse



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\$1,200,000 - \$1,290,000

One of Brunswick East's best locations with stunning Fleming Park tree-top views. The upstairs living maximizes light and views with excellent passive design and cross-flow ventilation. The new bright kitchen also has east and west light pouring in and an excellent ergonomic kitchen design with a stone island bench, stainless steel oven, and ample storage. The adjacent west-facing dining room has a picture window and a leafy aspect. Newly polished 'Scandi' water-based floorboards in the open plan living, and dining area lead to the terrace that becomes the ultimate alfresco entertaining space for the largest party. A second balcony off the kitchen area brings in morning east light and would be ideal for a kitchen garden. Downstairs features a master suite with an ensuite and private courtyard ideal for the home office, teenagers retreat, or visitor accommodation. Both upstairs oversized double bedrooms feature BIRs, wall-to-wall brand new carpet. The landing study has an east-facing green aspect ideal for working from home. Both bedrooms could also be a master suite with an adjacent family bathroom with a luxurious bath and separate shower. Hence the flexible floor plan suits a work-from-home separate office downstairs or multi-generational separate accommodation for older children or parents. Featuring a bright neutral colour scheme, split system air-conditioning and heating, new carpet, freshly painted throughout, and ample storage including an oversized linen cupboard. The garage is ideal for an electric car and storage with further off-street car space provides a second entry and visitor car parking is also available. There is no need to state walking distance to parklands, as the property is opposite parkland. Situated in this ideal part of Albert Street which has been adorned with street art and also within walking distance to the best of Brunswick East and of 'Broadsheet' featured cafes and restaurants. Two-minute walk to east Brunswick village shops including Coles, a brewery, cinema, bars, cafés, Japanese restaurant, wholefoods, and a bakery. Between three of Melbourne's best tram routes on Nicholson and Lygon Street, access is easy to the CBD and University and Medical Precincts. Ideal for the first home buyer, expanding family, downsizer, or pet lover with Fleming Park being an off-leash dog park across the road. Inspection is a must!