

846 Nicholson Street, Fitzroy North, Vic 3068



House For Sale

Thursday, 1 February 2024

846 Nicholson Street, Fitzroy North, Vic 3068

Bedrooms: 5

Bathrooms: 2

Parkings: 3

Type: House



Charles Atkins
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John Morello
0412088757

\$1,500,000 - \$1,550,000

A substantial solid brick sanctuary with secure rear off-street parking, this beautifully enhanced residence showcases heritage elegance and modern style in an extensive setting. Impressive inner-city proportions throughout an expansive single-level interior of 8 principal rooms complement the family flexibility, contemporary quality and period grandeur of this exquisite Edwardian opening to a large, tranquil landscaped garden bathing in sunshine. Quietly and privately situated on a 429 sq. metre allotment (approx.), this former doctor's rooms and now brilliantly renovated 5 bedroom home with separate living areas and work from home options presents an exceptional lifestyle opportunity so close to the city near village cafes, shops, parkland and trams. High ornate ceilings, original open fireplaces and stained-glass windows infuse glorious character throughout as the layout unfolds from an arched hallway entrance to a versatile ensemble of 5 bedrooms or 4 and a study paired with 2 immaculate bathrooms. A lounge room, a living room and a stylish dining room provide the perfect scenario to relax and entertain in absolute comfort while a flawless gourmet kitchen including stainless-steel appliances is superbly designed to meet today's family demands. Further is a full-size laundry plus there's ample storage and electric heating while a peaceful rear setting for alfresco enjoyment under the dappled light of a treed canopy is effortless by a secure parking space for 3-cars easily accessed from a wide laneway. With excellent development potential down the track (STCA), this outstanding residence is perfectly placed for first-class family living well into the future and alternative plans when the time is right. Stroll to the Nicholson and Fitzroy North Villages and Lygon Street, Capital City Trail linking Princes Park and Edinburgh Gardens, local schools including the Deutsche Schule, Rushall train station and trams into the city.