

**c204/460 Victoria Street, Brunswick, Vic 3056**

**Nelson Alexander**

**Apartment For Sale**

Thursday, 11 April 2024

c204/460 Victoria Street, Brunswick, Vic 3056

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Type: Apartment**



Joe Horton  
0421128008



Peter Forcone  
0450964875

## **EOI \$395,000 - \$430,000**

Contemporary Living With Lifestyle Appeal This well-presented 2nd-floor apartment offers a unique combination of contemporary living with the sought-after appeal of a city fringe lifestyle! Surrounded by parklands, it has the bus at the doorstep; the Melville Road tram is a short walk away in one direction, with Sydney Road's eateries, boutiques, entertainment options and trams a relaxed stroll in the other. Anchored by a stone-finished kitchen appointed with quality stainless steel appliances and a glide-out pantry, the spacious open-plan living meals draw in an abundance of natural light from a floor-to-ceiling wall of glass windows that slides back to a full-width undercover balcony. With room for dining and cooking it's perfect for relaxed alfresco entertainment with friends and family. Two spacious bedrooms, both enjoying the convenience of built-in robes, share a stone-detailed bathroom with an oversized shower. Convenient lift access from the lobby and the car park, split system climate control, day-night blinds, NBN connection, video intercom entry, secure basement parking, engineered timber floor to the living area, carpet to the bedrooms, and the ease of a true laundry lead the long list of desired extras.