

**215 Barkly Avenue, Burnley, VIC, 3121**

**House For Sale**

Saturday, 17 August 2024

COLLINGS  
REAL ESTATE

215 Barkly Avenue, Burnley, VIC, 3121

**Bedrooms: 3**

**Bathrooms: 1**

**Type: House**



Christian Gravias  
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## **Period Presence, Enticing Opportunity**

Offering a fabulous opportunity to secure the benefits of inner-city living in the coveted Burnley Quarter, this solid, freestanding residence combines the timeless character of yesteryear with the comforts of modern living.

The high, decorative ceilings, open fireplaces with mantels and picture rails display the charm of an era, while the contemporary additions provide a firm focus on modern family requirements.

Features: three spacious bedrooms with fitted robes and plantation shutters, expansive open-plan living/dining zone complete with chandeliers, an open fireplace boasting marble mantelpiece, well-appointed kitchen including stone top meals bar, gas cooker, dishwasher, large pantry plus fully tiled bathroom incorporating laundry facility.

Private and secure, it includes: a heating/cooling system, floorboards, skylight, ample cabinetry and a paved front courtyard with a leafy appeal.

In a highly sought-after locale, close to shopping precincts, a plethora of restaurants/cafes, transport options including Burnley train station, access to Swan Street, CBD, Yarra River trails and Citylink, this property presents an outstanding lifestyle choice.