

725 Park St, Brunswick, VIC, 3056

Nelson Alexander

House For Sale

Friday, 16 August 2024

725 Park St, Brunswick, VIC, 3056

Bedrooms: 4

Bathrooms: 3

Type: House

Sustainable comfort & self-contained studio in prime parkside location!

Welcome to 'Torver,' where timeless Edwardian charm gracefully intertwines with cutting-edge modernity. This meticulously restored century-old gem, enhanced by a German efficiency makeover, offers an unparalleled blend of comfort, character and careful environmental consideration in an unrivalled park side address to match.

The main house is set over two levels of sun-soaked living, includes three generous bedrooms (upstairs master with sleek ensuite) and a large family bathroom with shower/bath combination. A central living domain precedes the stylish stone kitchen with abundant island storage and premium stainless-steel appliances, flowing through to a bright living/dining zone with an appealing mezzanine level for easy work from home versatility. Outside, floor-to-ceiling glass doors open on to a brick paved backyard with undercover entertainers' area.

The backyard hosts an impressive self-contained studio with its own kitchen & bathroom, perfectly primed for hosting guests or a revenue stream through accommodation leasing (direct entrance to the studio via side pathway). Add to this, generous storage throughout including understairs and wine cellar, secure intercom, hydronic heating, separate split system heating/cooling and a cleverly concealed European laundry.

Authentic leaded windows, high ceilings, and original floorboards exude charm, while fibre-optic internet, advanced security systems, and German triple-glazed windows offer today's conveniences. Every detail has been carefully curated to maintain the home's warmth while ensuring connectivity and security. Leading the way in energy efficiency among heritage homes, enjoy fully insulated walls, motorized Velux windows, premium solar panels, and eco-friendly power solutions for comfortable indoor climate, minimal reliance on air conditioning, and the potential to go completely off-grid.

Celebrating a terrific location to match, new owners will enjoy acres of parklands on the doorstep at Royal and Princes Parks, plus Universities, major hospitals, local shops, cafes, schools, and freeway access all within easy reach. Make it yours!