

**\$375,000**

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5008/185 Weston Street BRUNSWICK EAST VIC



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## Great investment opportunity

Offering exclusive street frontage in the award-winning Tip Top complex, this sleek 1 bedroom apartment stands out as a stylish ground-floor sanctuary on the edge of the city.

The home makes an immediate impact with spacious open-plan living and dining underpinned by a stone-topped kitchen boasting a mirrored splashback, a Fisher and Paykel dish-drawer and high-quality Smeg appliances including an easy-clean electric cooktop.

Make a seamless transition to a private courtyard, framed by the original red-brick facade. This is a welcoming space set to be enjoyed all year round with the chance to instantly connect with the neighbourhood via a secure entrance.

- 1 large and light-filled bedroom with mirrored built-in robes
- Luxurious fully tiled bathroom with stone-topped vanity and mirrored cabinetry
- Euro-style laundry
- Undercover car parking with direct entry to the apartment
- Split-system heating and cooling
- Roller blinds
- Recessed down-lighting
- Securely tenanted on a 12 month lease @ \$460 per week

Venture outside and embrace the lifestyle of your dreams. Stroll to crowd-pleasing cafes, restaurants and bars, boutique shopping, supermarket choice, Lygon Street trams and easy access to universities and the Eastern Freeway. This is truly living!

For more information, please contact Alex Melnychuk today.

### 1. Old Palm Liquor

Wine bar with mouth-watering share plates

### 2. Lygon Street trams

The heart of the city in minutes

### 3. 400 Gradi

Wood-fired Neapolitan pizza within footsteps

#### Disclaimer:

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**Alex Melnychuk**

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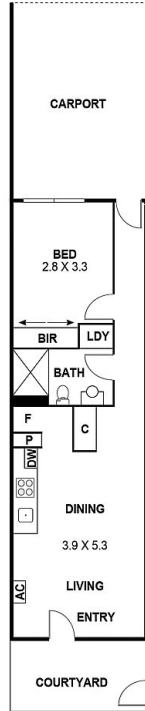
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Any person using this information should rely on their own enquiries.