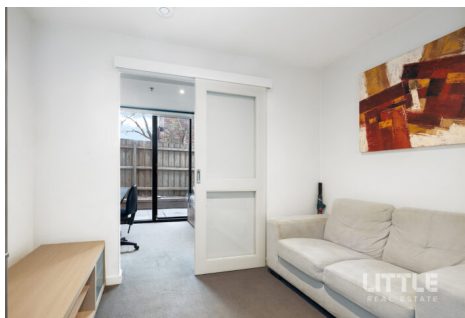


**\$165,000**

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4/589 Glenferrie Road HAWTHORN VIC



**\$165,000**



📍 4/589 Glenferrie Road HAWTHORN VIC



## Ground floor student apartment

In the very heart of Hawthorn surrounded by delectable cafes, restaurants and fashion outlets, this well-presented abode promises an astute investment opportunity, set within the Velocity Student Apartments with unlimited lifestyle appeal.

Featuring a bright living area with a stylish kitchen and a generous size bedroom, well serviced by a sparkling bathroom. Stretching outdoors, a private alfresco courtyard is the perfect escape for unwinding and relaxing with friends after a day of studying and lectures.

The location is unbeatable, with tram services at your doorstep, and a short walk from Swinburne University, the Yarra River, Burnley Gardens and Fairview Park, Glenferrie Train Station, and Glenferrie Roads eclectic mix of shops to explore.

- An astute investment with immeasurable lifestyle appeal
- Communal living and laundry facilities
- Walk to the Yarra River and peaceful Burnley Gardens
- Moments to Glenferrie Train Station, 9km from the CBD
- A quick 5-minute car ride to Tooronga Shopping Centre

### Disclaimer:

Little Real Estate has not independently checked any of the information we merely pass on. We make no comment on and give no warranty as to the accuracy of the information contained in this document which does not constitute all or any part of any offer or contract by the recipient. Prospective purchasers must rely on their own enquiries and should satisfy themselves as to the truth or accuracy of all information given by their own inspections, searches, inquiries, advices or as is otherwise necessary. No duty of care is assumed by Little Real Estate toward the recipient with regard to the use of this information and all information given is given without responsibility.



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\$165,000



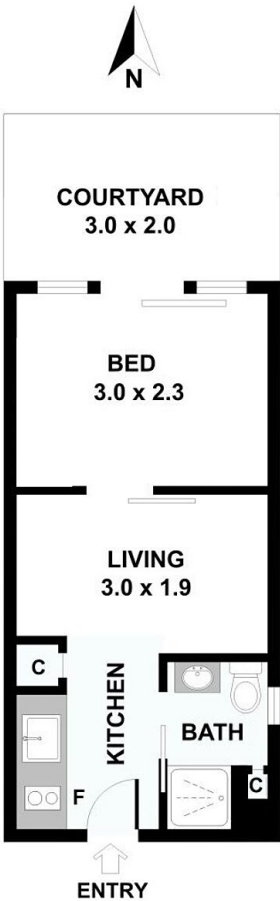
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 Please note: All stated dimensions are approximate only. Particulars given are for general information only and do not constitute any representation on the part of the vendor or agent.