

1A ALBION STREET, BALACLAVA, VIC, 3183



SOLD

*** VENDOR MOTIVATED TO SELL ***

*** Offers Closing 15/12/2025 unless sold prior ***

This expansive and flawlessly renovated double-fronted property will surely delight all those who see it. Featuring three spacious bedrooms (one with WIR), 2.5 bathrooms, open plan lounge/dining area, spacious living area or fourth bedroom, and a separate laundry and powder room, the property also offers a lockup garage – a rare find in this inner-city locale. You'll find high-end fittings and fixtures throughout the property including engineered floorboards, split system heating and cooling and premium appliances in the well laid out kitchen. Step outside to an entertainer's dream of a backyard or walk to Ripponlea and Balacalava shopping strips and train stations. Brilliantly positioned, this property is also within striking distance to St Kilda's Acland St, Chapel St, and Melbourne's best schools. Luxurious and move-in ready, this is a forever home.

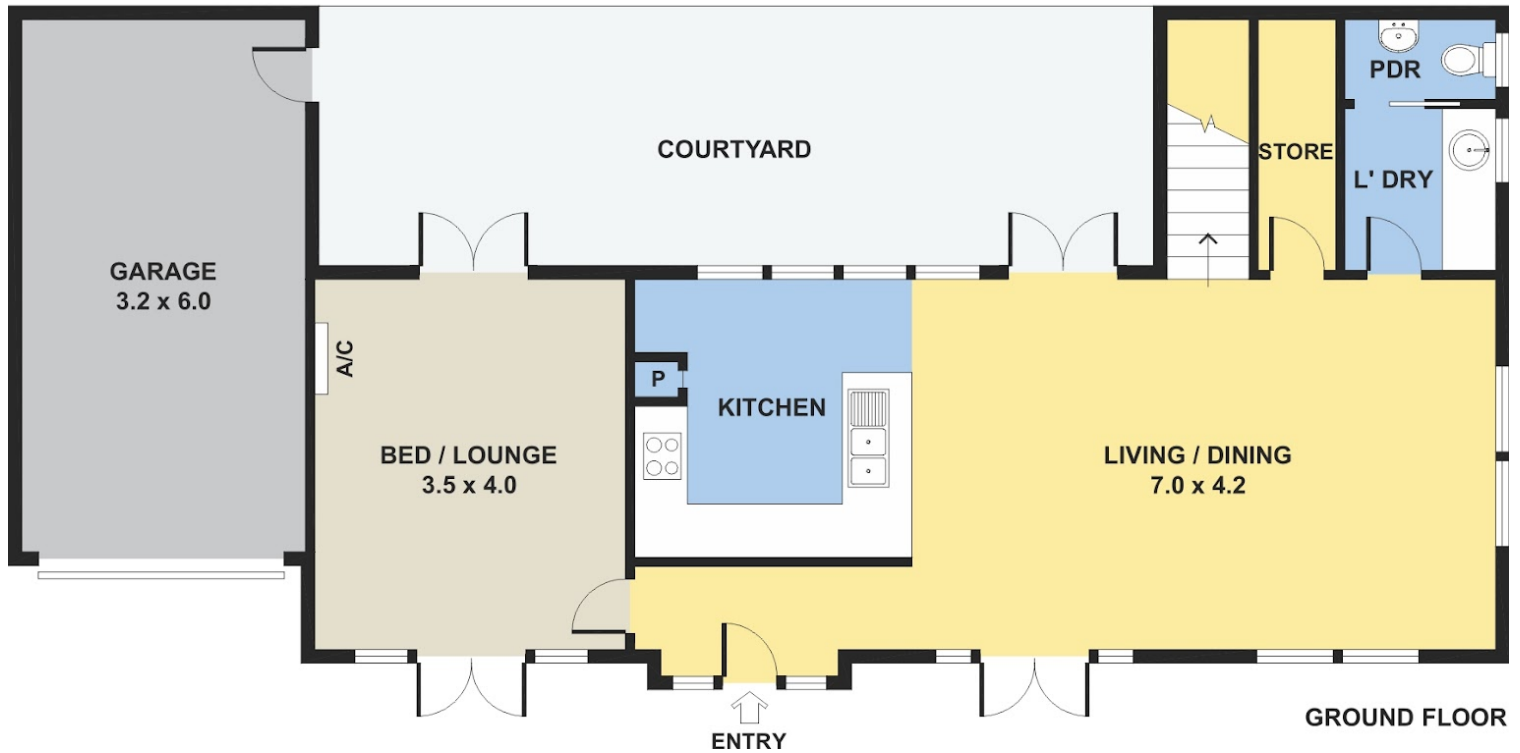
4 BED | 2 BATH | 1 CAR

PRICE:
\$1,300,000

OPEN FOR INSPECTION:
N/A

@realty

Bobby Cvetkovic
0423495479
bobby.cvetkovic@atrealty.com.au
www.atrealty.com.au



Disclaimer: Please note this floor plan is for marketing purposes and is to be used as a guide only. All dimensions are estimates only and may not be exact measurements.