



## 6 Alsace Street BRUNSWICK EAST VIC

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**View :** <https://www.hollandprice.com.au/sale/vic/north/brunswick-east/residential/house/5301311>

Set on a substantial block of over 415m<sup>2</sup> with ROW (right of way) at rear. This free standing period home provides an immediate functional environment along with outstanding potential for those looking to renovate, rebuild or develop (STCA).

Current floor plan includes large formal entry, three (3) large bedrooms, central living space, bathroom, separate laundry, functional living with meals area and ample period features from lead light entry to superb Baltic pine floors, high ornate pressed ceilings, fret work and more.

Add to this a sizable backyard with excellent ROW with garage, which highlights the property's impressive dimensions and untapped future possibilities. A prime quiet position, with easy walking distance to tram, Lygon Street eateries, cafes and shopping precinct.

Currently leased on a month to month basis with the perfect tenants at \$2650.00 per cal month, Vacant



**Robert Sordello**  
9384 0022



Scale in metres. Indicative only. Dimensions are approximate. All information contained herein is gathered from sources we believe to be reliable. However, we cannot guarantee its accuracy and interested persons should rely on their own enquiries.

NO.6 ALSACE STREET, BRUNSWICK EAST