

Property Profile

336 Pigdon Street, Prince Hill



Features owners like

- Premium location, walking distance to all life amenities Princes Hill has to offer
- Stunning Victorian terrace with ample natural light throughout
- Deep allotment North facing
- Two double bedrooms
- Polished floor boards throughout
- Elegant hallway that leads to central bathroom
- Upstairs, living and dining with polished floor boards
- Open plan kitchen and dining, perfect for entertaining
- Generous living domain with large doors that open up to courtyard
- Quality appliances and stone benches
- Reverse cycle heating and cooling, and Hydronic heating throughout
- Excellent storage throughout
- Hard wiring for surround sound
- Deep rear courtyard and off street parking access
- Low maintenance lush garden

Landmarks in the area

- Princes Park
- Carlton Baths
- Melbourne Zoo
- Royal Park
- State Netball Hockey Centre
- Royal Melbourne Hospital

Shopping/Restaurants

- Princes Hill Secondary College
- University High School Zone
- Melbourne University
- Carlton North Primary School

Schools/Colleges

- Rathdowne Village
- Lygon Street shopping precinct
- Close to Carlton Baths
- Multiple great cafes all in walking distances
- Sydney Road shopping precinct

Water Rates: \$652.17.plus usage

Rental Return \$700-\$750 per week

Settlement: 30/60/90 days preferred

Auction Saturday 28th October @ 12:30pm

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