



## 606 Queensberry Street North Melbourne VIC

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A rare opportunity to live and work in one of North Melbourne's most desirable addresses awaits with this mixed-use zoned two bedroom, double brick building offered with approved plans and permits for modern refurbishment and extension. Boasting dual street frontages, with rear access from Little Provost Street into a north facing backyard, the property's charming façade reveals light filled living zones and a dining room opening to sundrenched outdoor spaces. Bathed in natural light, the kitchen features exposed brickwork, induction cook top, oven, dishwasher and laundry. Both bedrooms have either walk-in or built-in robes, with a balcony off the main bedroom. Highlights include a neat bathroom, triple glazing and high ceilings throughout, polished Baltic pine floorboards, split-system air conditioners and panel heaters, storage and huge under house cellar. Currently zoned for University High. Metres from trams, vibrant Errol

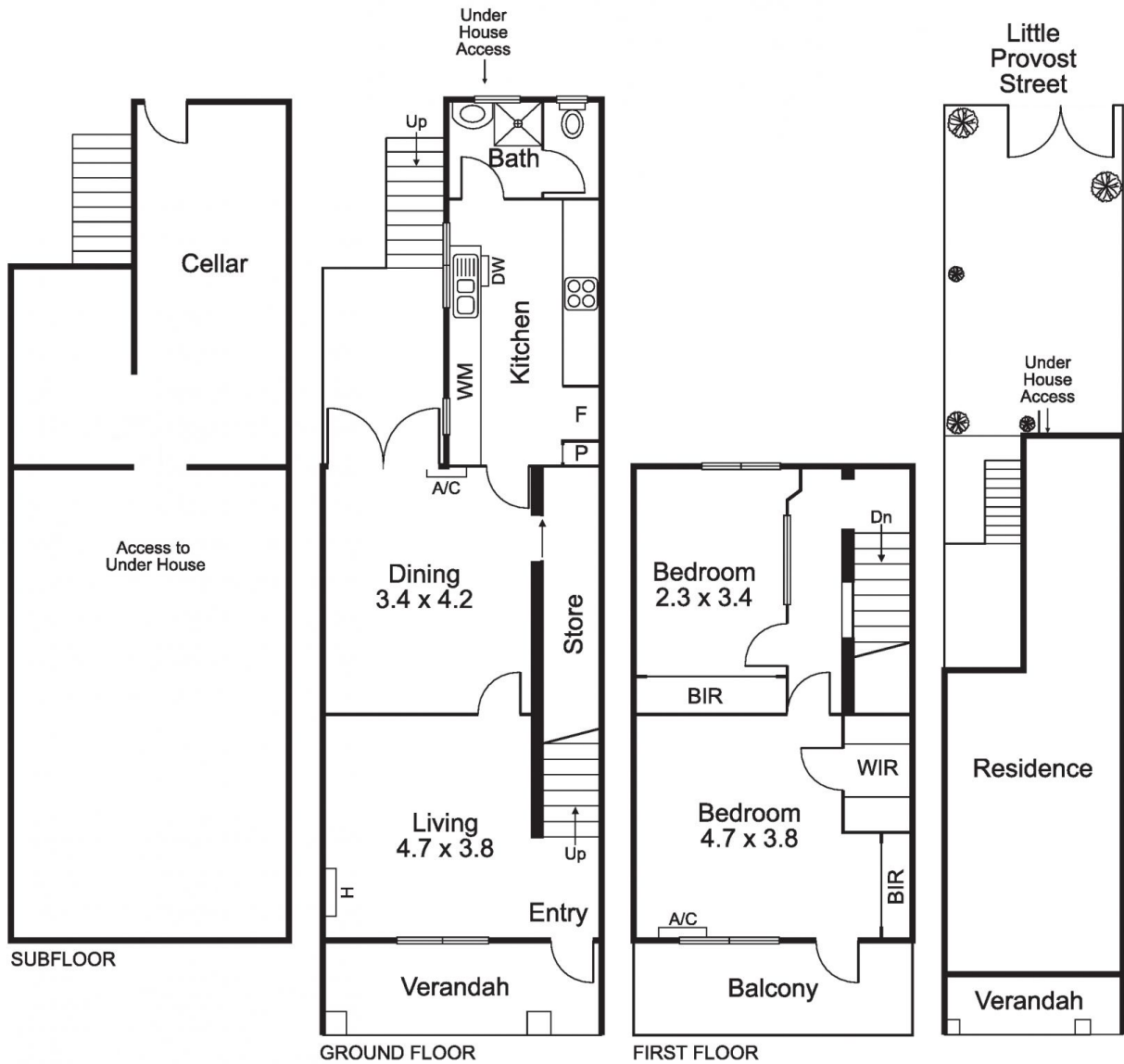
**View :** <https://www.alexkarbon.com.au/sale/vic/inner-city/north-melbourne/residential/house/6209341>



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Every care has been taken to verify the accuracy of the net internal area.  
Prospective purchasers are advised to make their own enquiries to satisfy themselves in all respects.