

Balmain

16 Montague Street



Victorian grandeur in the heart of the village

The tasteful renovation of this freestanding Victorian beauty honours the past while creating an elegant contemporary home in an unbeatable village setting. In a distinguished row just a few doors down from the heart of Darling Street, 'Glencoe' is set over two levels on a dual access block with secure parking at the rear. Northerly sunshine streams into the kitchen and dining area with bi-fold windows framing views over gorgeous established gardens with potential to extend upstairs (STCA) and further capitalise on the city skyline views, which creates a dazzling backdrop by night.

- Classic terrace built in 1899, first time offered in 40 years
- 3 large bedrooms, 2 with built-ins, study with city views
- Main with double French doors to a wide iron lace balcony
- Elegant living room, polished floorboards, 3 original fireplaces
- Sunny dine-in kitchen, stone benchtops, induction cooktop

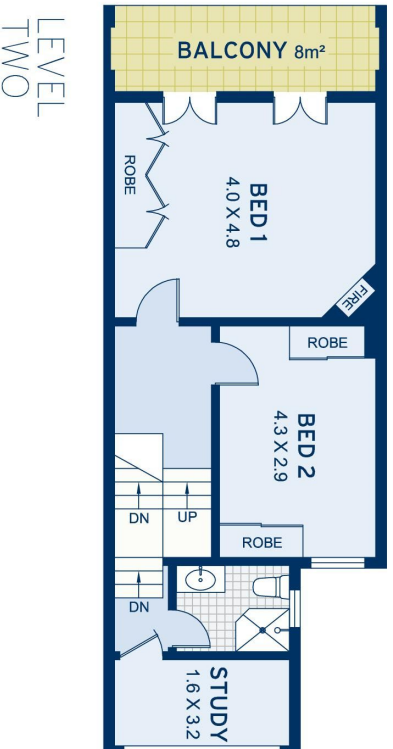
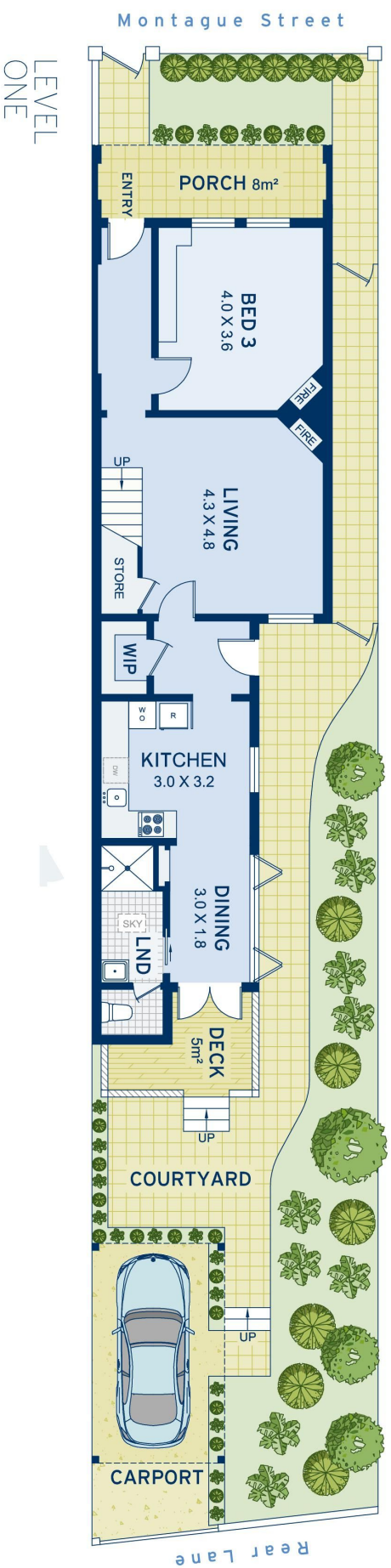
		
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ADDITIONAL DETAIL

Council Rates	\$524/qtr (approx)
Water Rates	\$167/qtr (approx)
Type	House
Sold Date	28/08/2020
Land	189.7 Square Metres

\$2.16m

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APPROXIMATE AREAS	
Internal Floorpace	122sqm
External	123sqm
Land Size	190sqm
OUTGOINGS	
Council Rates	\$524 pq
Water Rates	\$167 pq



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DISCLAIMER: This information has been prepared as a guide only. The vendor and the real estate agent, Balmain Real Estate Pty Ltd and/or Balmain Estate Agency Pty Ltd (trading as Cobden & Hayson Balmain), make no warranties as to its accuracy and all interested parties must rely on their own enquiries.

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