



**Level G/01/35-39 Earl Street Kew VIC**

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Located on the ground floor, this brand new North facing two bedroom apartment is ideal for the astute investor or first home buyers.

**View** : <https://www.spaceea.com.au/sale/vic/east/kew/residential/apartment/5826822>

- Two bedrooms with built in robes
- Natural light filled living area complete with timber floors
- Generous outdoor entertaining courtyard perfect for pets
- Gourmet gas kitchen offering S/S appliances, stone bench tops, integrated dishwasher and glass splash back
- Fully tiled modern bathroom including Euro laundry
- Split system reverse cycle heating/cooling
- Secure basement car park plus storage cage

Within close proximity to Willsmere Village shopping strip, Eglinton and Victoria park, bike and walking tracks, private schools such as Carey Grammar, MLC, Trinity Grammar and more. Plus private golf courses, Kew

35-49 Earl Street  
Kew

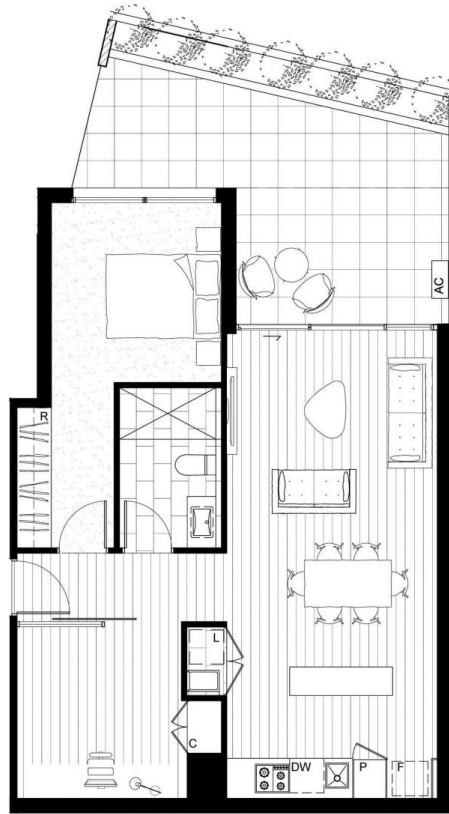
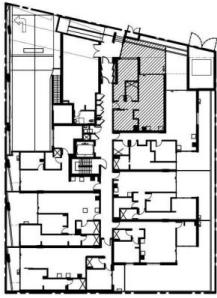


1 Bed, 1 Bath + Study  
Apartment G.01

Approximate Area

Internal Area	71.5m <sup>2</sup>
External Area	23.0m <sup>2</sup>
Total	94.5m <sup>2</sup>

Key Plan:



Disclaimer: The particulars are set out as a general outline for the guidance of intending purchasers and do not constitute an offer or contract. All descriptions, dimensions, references to conditions and necessary permissions for use and other details are given in good faith and are believed to be correct, but any intending purchasers should not rely on them as statements or representations of fact, but must satisfy themselves by inspection or otherwise to the competence of each item, and where necessary seek advice. No third party supplier or their agent has any authority to make or give any representations or warranty in relation to this property. Areas are calculated based on the Property Council of Australia Method of Measurement for Residential Property.

