

Disclaimer The measurements provided of the land and/or property may not be 100% accurate. In order to satisfy yourself of the exact dimensions of the property/land/or of each room, we advise you to conduct your own measurements and/or engage the services of a licensed surveyor. Responsibility for any omissions or errors contained herein is expressly denied. Jellis Craig (Hawthorn) and Company Pty Ltd ABN 77 603 848 264, Licensed Estate Agents, Auctioneers and Property Managers.

Jellis Craig Hawthorn **9810 5000**  
 248 Burwood Road, Hawthorn  
[jelliscraig.com.au](http://jelliscraig.com.au)








**Jellis  
 Craig**

HAWTHORN 63 Liddiard Street

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 Craig**

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63 Liddiard Street

4  1  3  2  1 

## Victorian beauty with endless assets

One of the first on this prominent boulevard, this double-fronted 4-bedroom Victorian (c 1890's) offers extraordinary options on considerable land with both Liddiard and Haines St access. A tuck-pointed Hawthorn brick façade is an elegant prelude to arched hallway, spacious lounge, study and big kitchen/meals, yet there's scope to up-style if required. The level garden offers a blank canvas for additional home(s) alongside, and to the rear utilizing priceless dual access. Renovate, add to or design something unique to build your dream home (STCA). The options are endless here between Auburn and Glenferrie Villages and handy to Swinburne University, transport, Central Gardens and exceptional schools. Includes laundry room, hydronic heating and ample OSP for 3 cars.

**AUCTION** Saturday 1st July at 2pm

**INSPECT** Thursday 11-11.30am, Saturdays as advertised or by appointment

**LAND** 636 sqm approx. (16.05m X 39.62m)

**CONTACT** Alastair Craig 0418 335 363  
Veronica Khoo 0421 518 887

**OFFICE** Hawthorn 9810 5000

**WEB** [jellisrcraig.com.au](http://jellisrcraig.com.au)



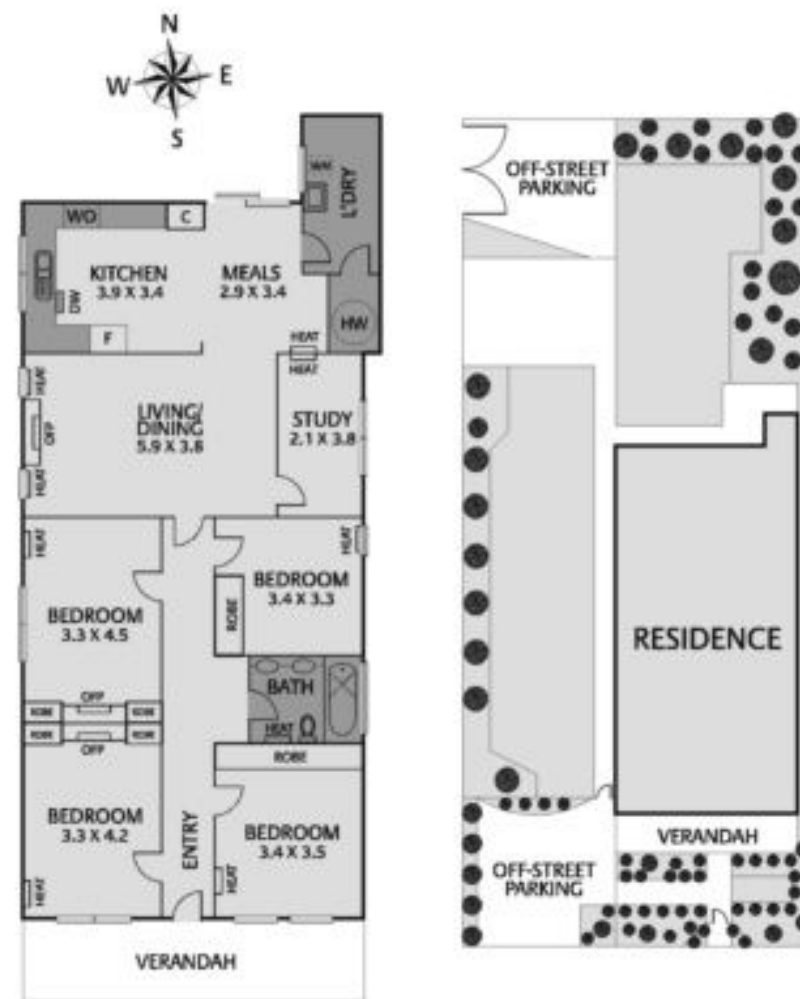


## HAWTHORN 63 Liddiard Street

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# Jellis Craig

#### PRIVATE SALE

INSPECT	As advertised or by appointment
LAND	636 sqm approx. (16.05m X 39.62m)
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