






## 12 Nichol Street PRESTON VIC

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Favourably positioned in a highly sought after pocket of Preston, this fantastic family residence has exciting prospects.

Offered in comfortable order throughout, the property allows for terrific scope to update, renovate or extend and add further value.

Showcasing an impressive \*645sqm block, featuring three large bedrooms, spacious living, groovy kitchen, family room, central bathroom and a large laundry which would make for an ideal second bathroom conversion.

Retaining original features typical of the era, convenient side drive to garage and a studio space just perfect to convert into an artist retreat.

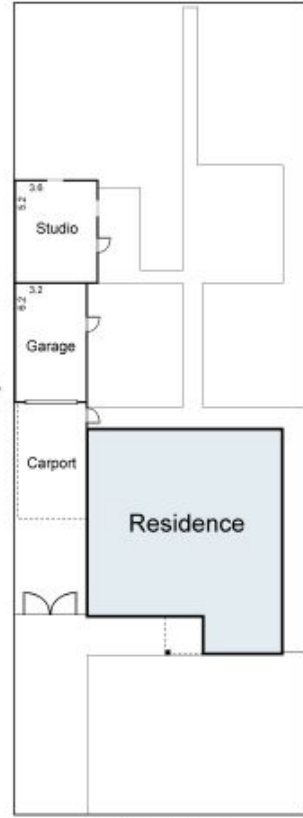
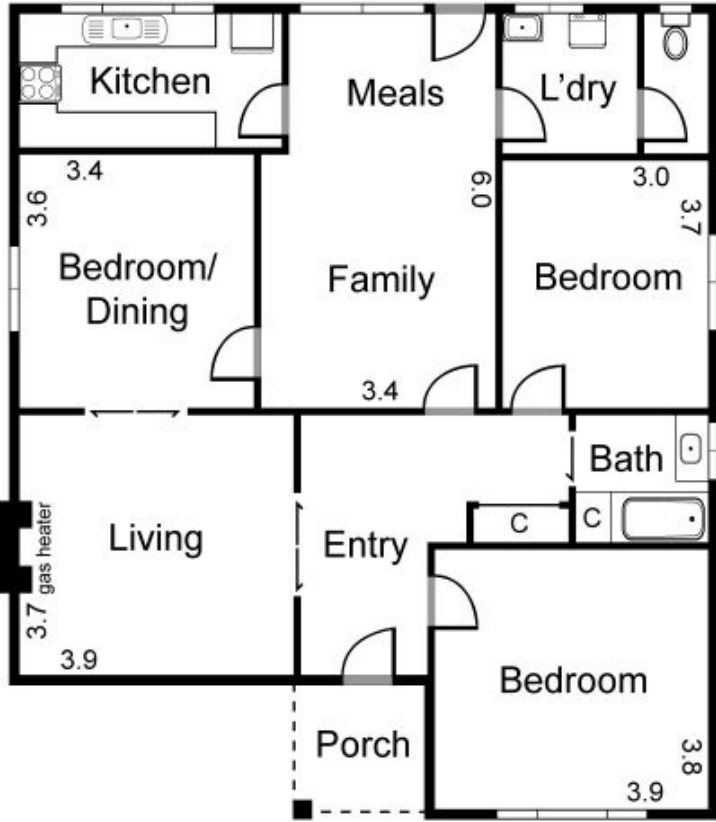
Location is outstanding, close to "on trend" cafes, restaurants, boutique clothing shops, local schools, bike

**Type** : House  
**Price** : \$ 1,250,000  
**Land Size** : 645 sqm  
**View** : <https://www.petermarkovic.com.au/sale/vic/north/preston/residential/house/7485034>



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Site Plan