



2 Canrobart Street MOSMAN, NSW



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## Stylishly revived Federation charmer, vibrant village living

Brimming with charm and appeal, this thoughtfully updated two-storey Federation home is blessed with generous proportions, a variety of living areas and a host of revived classic features. It enjoys a wonderfully convenient setting mere footsteps from Avenue Road shops and Memory Park, with Mosman village and schools just a stroll away.

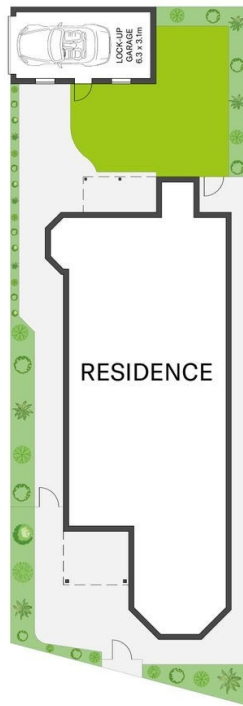
- Three bedrooms, 3 with b/ins, large main with ensuite, study/4th bedroom
- Gracious formal living room, stately adjoining lounge and dining rooms
- Upper-level expansive living area open to a balcony, large attic storage
- Oversized granite kitchen with casual dining area flows onto courtyard
- Modern bathrooms all with heated towel rails, ensuite has combined bath and shower
- R/c air conditioning on both levels, floor heating downstairs
- Timber floorboards, decorative fireplaces, plantation shutters, French doors
- level garden and paved entertaining area, Lock up garage

Unfurnished(12 months lease preferred) and available NOW!

### LEASED AFTER FIRST OPEN

**Contact:** Cyndia Sun  
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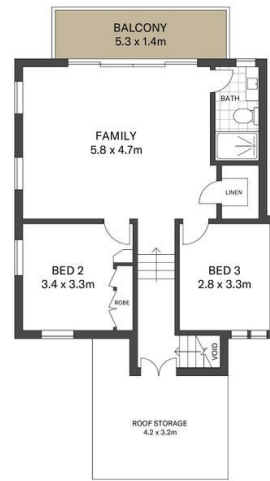
**Type:** House  
**Date Available:** 21/06/2023  
**Leased Date:** 23/06/2023  
**Bond:** \$11200



SITE PLAN



ENTRY LEVEL



UPPER LEVEL

APPROX. INT: 200m<sup>2</sup>



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2 Canrobert Street, Mosman

Plans shown are only indicative of layout. Dimensions are approximate.

**MOSMAN, NSW**  
**2 Canrobert Street**