

159 Westbourne Grove, Northcote, Vic 3070

woodards 

Sold House

Tuesday, 7 January 2025

159 Westbourne Grove, Northcote, Vic 3070

Bedrooms: 1

Bathrooms: 1

Parkings: 3

Type: House



Mario Lionetti

Contact agent

Head on in to this secluded inner-city haven and discover infinite spaces, heritage detail of brilliant potential for the ultimate retail/café/warehouse/office conversion. Enviably positioned on a corner allotment adjacent to High Street and on Ruckers Hill in the heart of Northcote. Outstanding corner position with a 15.7m wide frontage to Westbourne Grove and 20.6m to Eastment Street and 310sqm of land approximately. Commercial 1 Zone with an opportunity to potentially convert this unique property with car accommodation; into your hip & cool retail space, the next successful food & beverage story, brand the building for your business headquarters or the possibility to live and work in the same space in an ultra-cool global stage location, "Ruckers Hill @ Northcote", all Subject To Council Approval. The existing building is light, bright and the star of the show, featuring; soaring ceilings, steel windows and exposed trusses. Includes front retail area, rear café setup with counters & benches, outdoor seating deck, plus provision for kitchen, restrooms and multiple open plan spaces. Around the corner and metres to vibrant High Street, popular for its hip cafés, eclectic shopping, pubs, restaurants, cafes and live music venues and recently voted the worlds coolest street. • Retail/Café/Warehouse/Office • Land Area 310sqm approximately • Frontage 15.7m to Westbourne & 20.6m to Eastment • Commercial 1 Zoning • 5km from Melbourne CBD • Onsite parking for 3 cars • Ruckers Hills Northcote • "Worlds Coolest Street"