

Introducing your next dream  
rental!



For Lease

406/360 Lygon Street, Brunswick East VIC 3057



\$475 per Week

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### Introducing your next dream rental!

\*\*Scheduling your property inspection is now a breeze! Simply click on the "Book an Inspection" or "Request a Time" button to secure your appointment. You'll instantly receive a confirmation and be kept up-to-date with any alterations or cancellations concerning your scheduled visit. Please be aware, inspections may be subject to cancellation if no bookings are registered. Make your booking today and take the first step in finding your ideal home\*\*

This exceptional property offers a sophisticated lifestyle with a grand entrance foyer, basement car park, and storage cage included. Step inside to discover premium features throughout, including a kitchen with plenty of storage space and elegant stone benchtops, a spacious open-plan living area, a bedroom complete with built-in robes, a contemporary bathroom, and a generously-sized balcony perfect for hosting gatherings.

Conveniently situated less than 5 kilometers from Melbourne CBD, this location is a commuter's dream, with tram stops...



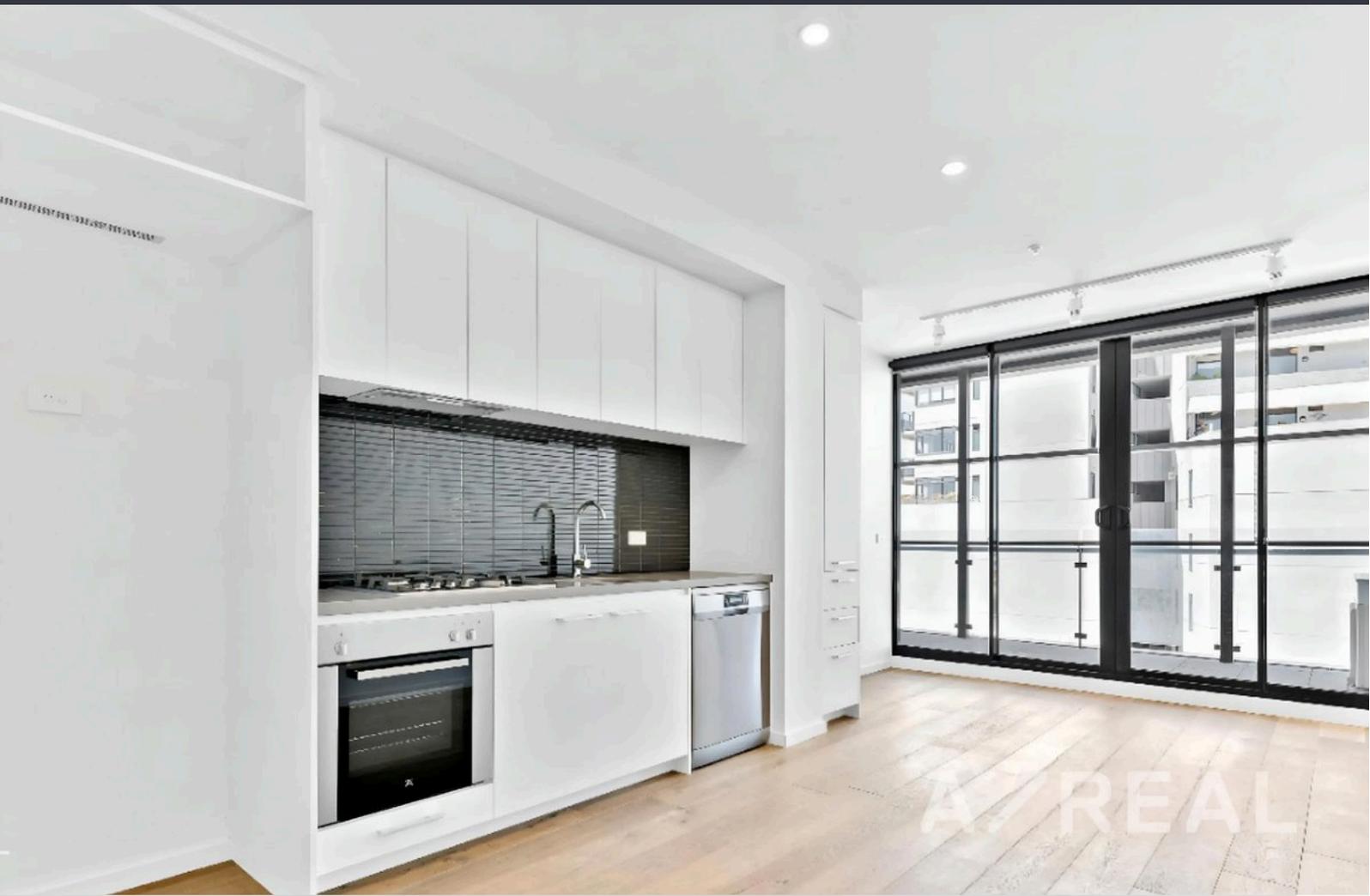
**Joshua Hellyer**

Relationship Manager

03 9818 8991

[joshua.hellyer@areal.com.au](mailto:joshua.hellyer@areal.com.au)







## 406

AREA 56m<sup>2</sup>  
BALCONY 9m<sup>2</sup>

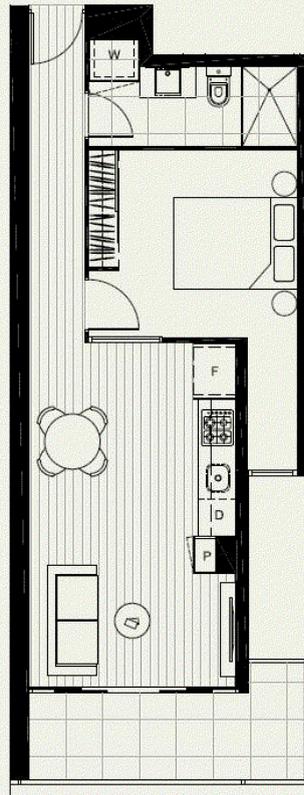
D DISHWASHER  
F FRIDGE  
P PANTRY  
W WASHING MACHINE

LEVEL FOUR  
KEY PLAN



VICTORIA STREET

PLEASE NOTE THAT THIS FLOOR PLAN WAS PRODUCED PRIOR TO COMPLETION OF CONSTRUCTION AND IS INDICATIVE ONLY AND NOT TO SCALE. CHANGES MAY BE MADE DURING DEVELOPMENT. DIMENSIONS, FLOORBOARDS AND TILE SETOUT, FINISHES AND SPECIFICATIONS ARE SUBJECT TO CHANGE WITHOUT NOTICE IN ACCORDANCE WITH THE PROVISIONS OF THE CONTRACT OF SALE. THE FURNITURE DEPICTED IS NOT INCLUDED WITH ANY SALE AND SHOULD NOT BE TAKEN TO INDICATE THE FINAL POSITION OF POWER POINTS, TV CONNECTION POINTS AND THE LIKE. PROSPECTIVE PURCHASERS MUST RELY ON THEIR OWN ENQUIRIES. BUILDINGS NECESSARY FOR SERVICES AND STRUCTURE ARE NOT DEPICTED.



## BOX HILL

Suite 3.4, Level 3, 990 Whitehorse Road, Box Hill. Victoria 3128 | 8686 8388

## HAWTHORN EAST

33 Camberwell Road, Hawthorn. Victoria 3123 | 9818 8991

## MELBOURNE CBD

Level 7, 99 Queen Street, Melbourne. VIC 3000 | 9818 8991

## NORTH

Suites 4 & 5 High Street, Lalor. VIC 3075 | 03 9436 0888

## POINT COOK

Entrance C4, Level 1, 2 Main Street, Point Cook. VIC 3030 | 8686 8338

## SOUTH MORANG

29 Gorge Road, South Morang. VIC 3752 | 8804 5888

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