

Oversized L-shaped balcony  
perfect for lounging &  
entertaining with panoramic  
views



For Sale

404/2-6 Duckett Street, Brunswick VIC 3056

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\$440,520

## For Sale

404/2-6 Duckett Street, Brunswick VIC 3056



Oversized L-shaped balcony perfect for lounging & entertaining with panoramic views

Experience premium urban living in this impeccably designed 1 bedroom, 1 bathroom apartment, positioned right on Melbourne's vibrant city fringe. Perched on the fourth floor of 'THE DUX', this residence exudes designer style and high-end finishes throughout.

Bathed in natural light from floor-to-ceiling windows, the open-plan living/dining area offers warmth and elegance, delivered by a soft neutral palette, and complemented by a sleek stone-topped kitchen flaunting quality appliances.

Embrace the best of an inner-city lifestyle, complete with split system heating/AC, timber floors, car space and oversized L-shaped balcony - perfect for lounging and entertaining while taking in spectacular panoramic views.

Ideally positioned, moments from the acclaimed dining and retail of the Nightingale Precinct, Sydney Road, CBD trams, Brunswick and Anstey Stations, lush parklands and vibrant fresh produce markets.

Disclaimer: We have in preparing the content used our best endeavours to ensure ...



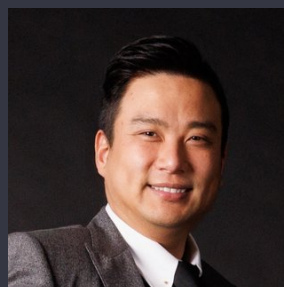
**Dave Tang**

Sales Executive

0432 523 853

03 8686 8388

dave.tang@areal.com.au



**Andy Yuan**

Senior Sales Executive, Licensed Estate Agent, Auctioneer

0406 217 388

03 8686 8388

andy.yuan@areal.com.au



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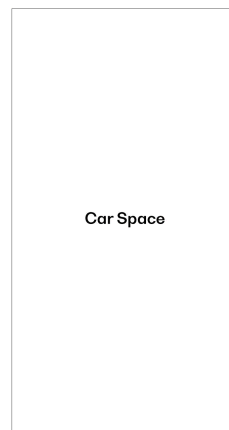
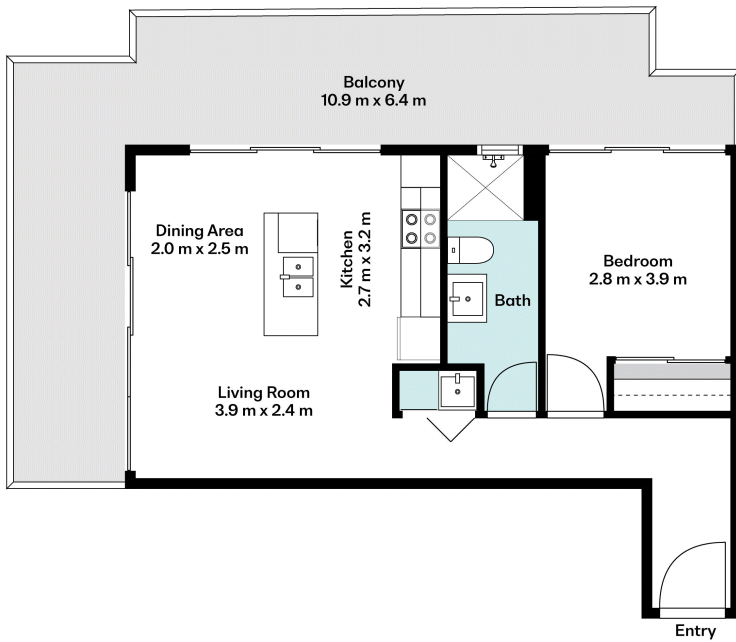
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A/REAL





Living Area: 47m<sup>2</sup>  
 Balcony: 28m<sup>2</sup>  
(Approx.)



(Not in Position)

## 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

[info@areal.com.au](mailto:info@areal.com.au)

[areal.com.au](http://areal.com.au)