



### 13 Fifth Avenue Cremorne NSW

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Secure a rare piece of vintage Cremorne real estate, this three bedroom Federation inspired bungalow benefits from a 453 square meter parcel of land. A solid full brick address set on the high side of the street with leafy district views, it offers potential to further enhance or develop (STCA) and take full advantage of an excellent lifestyle opportunity.

**Price** : \$ 2,670,000

**View** : <https://www.thepropertylab.com.au/sale/nsw/north-shore-lower/cremorne/residential/house/6198133>

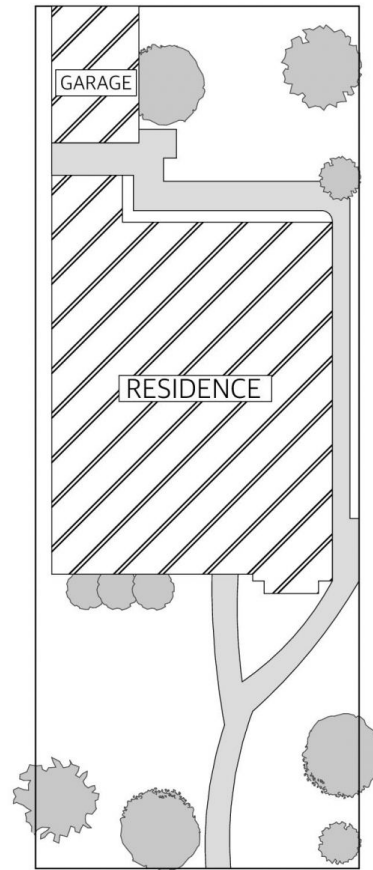
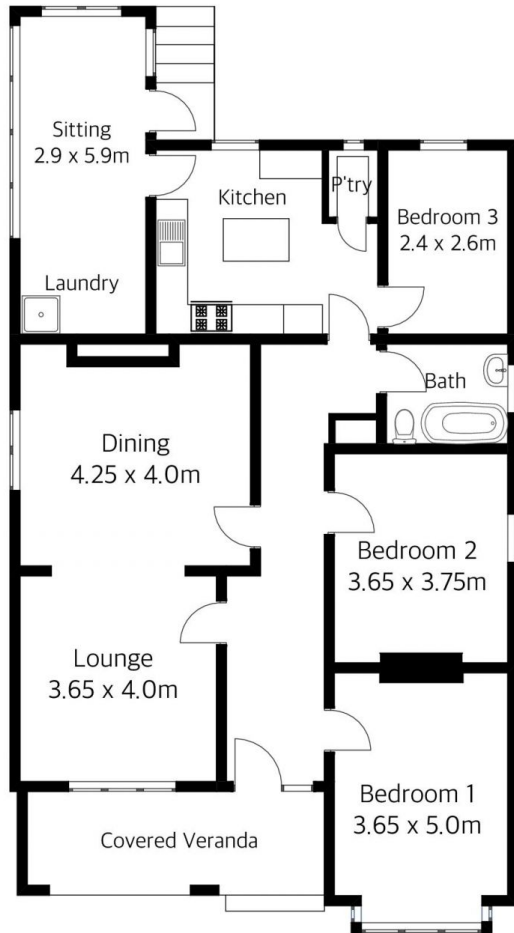
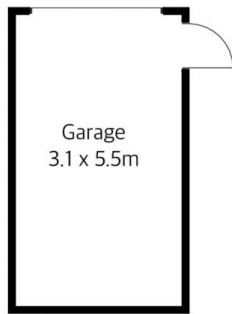
Generous light filled living areas, period features  
Three meter high ceilings, ornate designed  
District views from front verandah, leadlight floral windows  
Gas kitchen, walk-in pantry, ample storage  
Fully functional transoms  
Rear lane access to separate lock up garage  
Spacious backyard with room to expand in the future  
Footsteps to city buses, W H Brothers Memorial Park and a leisurely stroll to Primrose Park



**Gerard Marino**  
1300 048 125



**Daniel Beracochea**  
1300 048 125



Site Plan  
(Not to scale)



Internal: 117 sqm  
Site Total: 453 sqm



All the information provided has been collected from reliable sources but cannot be guaranteed for accuracy, interested persons should rely on their own enquiries. All dimensions are approximate and indicative only

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