

243 Queens Parade, Fitzroy North



1, 2, and 3 Bedroom Apartments From \$379,500

• Buy before July 1st to avoid significant tax increases •

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Less Dreaming and More Living

Fitzroy North is one of Melbourne's most coveted postcodes. You'll find Patch at the top of Queens Parade, just near the Merri Creek bike trail and surrounded by a vibrant mix of shops, cafés, parks, train stations and tram stops. It's the perfect spot to call home.



Transport

- ◆ At your doorstep- Number 86 tram
- ◆ 6 min walk - Clifton Hill Train Station
- ◆ 2 min ride - Merri Creek Trail which connects to capital City trail

Parks and Recreation

- ◆ 10 min walk - Darling Gardens
- ◆ 6 min walk - Collingwood Leisure Centre



Dining

- ◆ At your doorstep - Terminus Hotel
- ◆ At your doorstep - Houhai Dumpling House

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A true vertical community, Patch offers harbouring views of the over nearby Princes Park, Melbourne Zoo, the city skyline and the glowing lights of the MCG.

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Investors - buy now to avoid 16% tax increase on July 1st

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