



**SOLD**

## CHARMING COTTAGE ON DOUBLE BLOCK...!

An oldie but a goodie! This unique timber clad home is tucked privately amongst established gardens. The original stables remain in the yard reminding you that you live in a historic region. Neighbours are minimal – a house each side through the trees and a couple of horses in the paddock over the road.

There are plenty of great period features to this home including wide hardwood flooring, timber panelling and high ceilings. Stained glass and lead light windows throughout the home allow in sunshine. This property has had its share of upkeep over the years including restumping, new wiring, new plumbing and a new roof and gutters.

Three bedrooms all of a good size, home office and bathroom/laundry. Large lounge room with wood fire that flows out to a huge undercover entertaining area.

Conveniently located to the shops, schools and main street; a great spot to raise the kids. Plus!! Stroll down the road and you're on the banks of the Nambucca River.

Further features include:

- 2KW solar system
- Idyllic North to rear orientation
- 1781m<sup>2</sup> (approx.)
- Claw foot bath
- Many established exotic and citrus trees.
- Outside Pizza oven
- Rear lane access

Affordable, double blocks are becoming scarce, so don't delay in looking at this gem! Call Narelle or John for your private inspection.

The gorgeous town of Bowraville was the original business hub of the Nambucca Valley. The proud community ensure the historic attraction of the town is preserved. Bowraville is less than 25 minutes drive to Nambucca Heads beaches and a 20 minute drive to Macksville Hospital.

Note: we are a local Nambucca Valley agency with our head office on the Gold Coast.

**3 BED | 1 BATH | 1 CAR**

**PRICE:**  
**\$355,000**

**OPEN FOR INSPECTION:**  
**N/A**



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