



SOLD

SUBTLE CHARM MEETS MODERN LIVING

Committed to a sale of this unique property, the vendor is prepared to meet the market with the current price reduction. Conveniently located in this picturesque part of town and zoned Commercial an opportunity presents to live, work or both on the edge of the CBD hub. The recent renovation creates a spacious and open living arrangement that flows to an outdoor alfresco area with quality modern tones throughout. Some of the inclusions worthy of an inspection are:

- ** Formal lounge plus dining and family.
- ** Large modern kitchen with stone tops and quality appliances.
- ** Spacious master bed with WIR and ensuite.
- ** Second bedroom with built ins and access to veranda and entertainment area.
- ** Ducted air conditioning plus open fire place.
- ** Wall and ceiling insulation.
- ** Extensive rewire with loads of power, light and Data cabling.
- ** Double lock up Garage with rear lane access and stair free from garage to house.
- ** Roof and guttering replaced.
- ** Dual system gas instantaneous hot water.
- ** Generous Linen and Utility storage throughout the home.
- ** Solid timber floors.
- ** Rear patio and entertainment area overlooking the rear yard.
- ** Just minutes walk to town amenities, cafe's, restaurants and river.

The opportunity presents now to acquire this quality property, so please contact to arrange your viewing preference.

3 BED | 2 BATH | 2 CAR

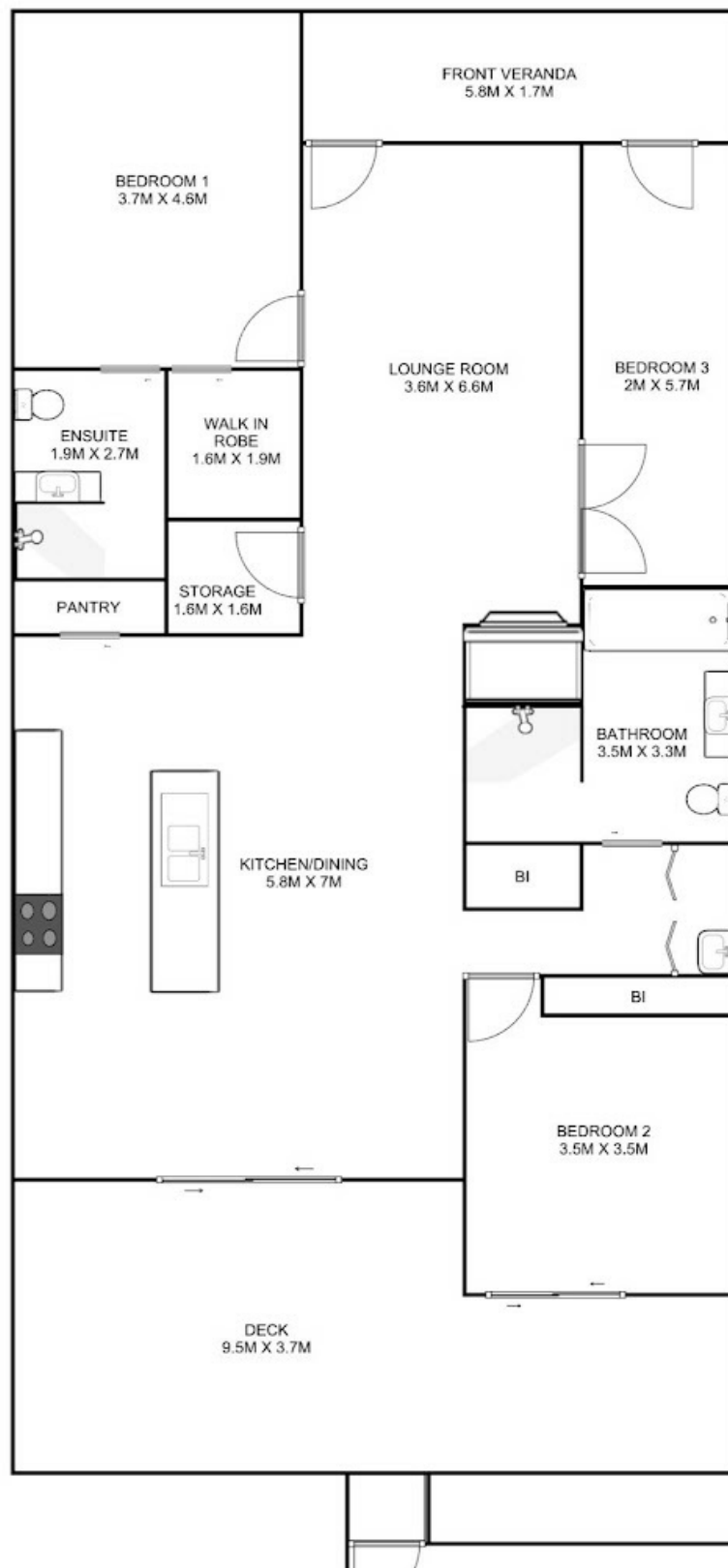
PRICE:
\$469,000

OPEN FOR INSPECTION:
N/A



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89 Victoria Street



Disclaimer: Please note this floor plan is for marketing purposes and is to be used as a guide only. All dimensions are estimates only and may not be exact measurements.



ALL MEASUREMENTS ARE APPROXIMATE

