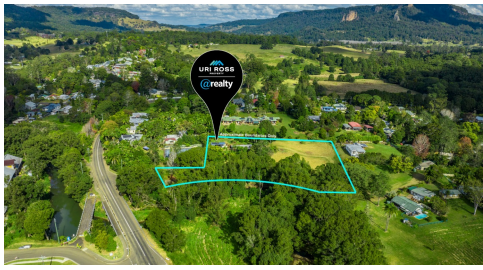
110 CULLEN STREET, NIMBIN, NSW, 2480









FOR SALE

ONE OF THE LAST LARGE VILLAGE LOTS

Uri Ross Property proudly presents 110 Cullen Street, Nimbin. A flood free 7184sqm parcel on the fringe of the village with 100m of Mulgum Creek frontage. With minimal neighbours this is a very quiet location which provides an opportunity to hold this large piece of land in the village or consider subdivision.

The property consists of both rural & residential land, approx 5,000sqm of residential land with residual being rural, approx 2184sqm. Town water, sewerage and power are all connected to the house already + the luxury of a stand alone solar system installed by Rainbow Power Company in the shed.

The owner has planted an abundance of native flowering species which attract a magnitude of birdlife and wallabies, which are often grazing the lawn between the deck and the tennis court. The tennis court is very close & is used by a lovely bunch of locals once or twice a week, for a few hours year round.
To the rear is Nimbins Mulgum House, which is an aged care home, a very quiet facility. To the west is another large village parcel with the one home and Grannys' Farm to the NW which has set a recent precedent. Enquire for more information.

The home on this land is a removable container style structure, quite basic but comfortable for a single person or couple. It has a floating floor, ceiling fans, kitchen & bathroom. The owners favourite place to sit, is of course on the deck by the mature garden & birds. There is a great sized shed to store extra belongings with nearly 60sqm of storage area.

Annual Rates - $2840

For more information, give Uri a call today.

Disclaimer: Whilst every effort has been made to ensure the accuracy of these particulars, no warranty is given by the vendor or the agent as to their accuracy. Interested parties should not rely on these particulars as representations of fact but must instead satisfy themselves by inspection or otherwise.

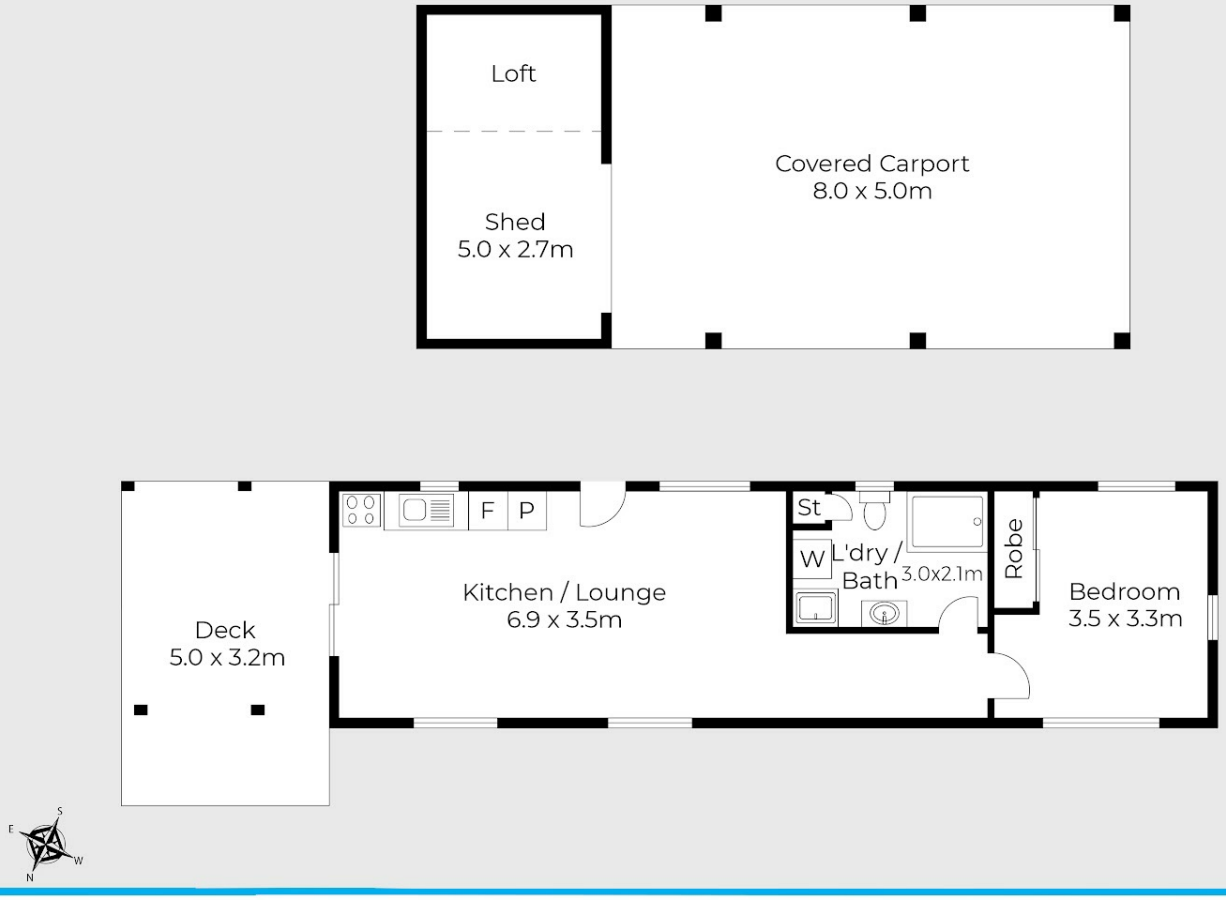
1 BED | 1 BATH | 1 CAR

PRICE:
$699,000

OPEN FOR INSPECTION:
N/A



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www.atrealty.com.au



110 Cullen Street, Nimbin

Disclaimer: For illustrative purpose only Floor plan measurements, size, and scale are approximate we take no responsibility for omission and errors.

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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.

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