



1/46A Gold Street, Bairnsdale

## BRICK INVESTMENT OR FAMILY HOME IN KEY LOCATION

Positioned in a highly convenient location, this well-maintained three-bedroom brick home presents an outstanding opportunity for families, first-home buyers, or investors seeking a quality property with strong rental appeal. Refreshed in 2018, the home offers comfortable and practical living with a neat and tidy kitchen, updated bathroom, and separate toilet for added functionality.

A second living zone at the rear of the home creates the perfect space for relaxing or entertaining, seamlessly opening out to the outdoor area and backyard.

The location further enhances the appeal, with the hospital and major schools all within walking distance, while the town centre and retail precinct are just a short drive away. Offering low-maintenance living in a fantastic position, this is a wonderful family home or investment opportunity not to be missed.

- \*Please note, the sale of this property will be subject to subdivision, with approvals already in place.

3  1  1 

**FOR SALE**  
\$499,900

**VIEW**  
By Appointment

**AGENTS**  
Carly Hine  
0418 307 288  
chine@ljhookerbairnsdale.com.au

**AGENCY**  
LJ Hooker Bairnsdale  
(03) 5152 4172

All information contained therein is gathered from relevant third parties sources. We cannot guarantee or give any warranty about the information provided. Interested parties must rely solely on their own enquiries.

 **LJ Hooker**

## MORE DETAILS

Property ID 192RFBF  
Property Type House  
Land Area 486 m2  
Including Air Conditioning  
Toilets (1)

**Carly Hine 0418 307 288**

Sales Consultant / Licensed Estate Agent |  
chine@ljhookerbairnsdale.com.au

**LJ Hooker Bairnsdale (03) 5152 4172**

195 Main Street, BAIRNSDALE VIC 3875  
bairnsdale.ljhooker.com.au | bairnsdale@ljhookerbairnsdale.com.au



All information contained therein is gathered from relevant third parties sources.  
We cannot guarantee or give any warranty about the information provided.  
Interested parties must rely solely on their own enquiries.