






195 Nicholson Street, Bairnsdale

3  1  0 

DOWNTOWN COTTAGE LOOKING FOR LOVE

Packed with potential (and a little bit of character), this downtown cottage is ready for its glow-up. With high ceilings, original floorboards, and a classic old-school layout, the original part of the home offers two bedrooms plus dining and living spaces. The extension brings a third bedroom, kitchen, and a stoop on a solid concrete slab—sturdy enough to handle your renovation dreams. The bathroom is working and the kitchen is functional—let's just say they're both politely waiting for someone to give them the makeover they deserve. Outside, you'll find the original outhouse and laundry so potentially with some council approval you could integrate this into the original footprint or reconfigure it into an extended entertainment area. The 7m x 2.5m shed will be a great space for storing building supplies! Laneway access at the rear adds extra convenience for parking or getting materials into the yard (because you know there will be materials). Outside, the garden is ready for someone with a green thumb—or at least someone willing to pretend—because it could definitely use a little love. And the location? It's a short walk to schools, the medical centre, shops, and childcare.

If you're ready to roll up your sleeves, bring your imagination, and revive a home with great bones, this is your chance. For an

FOR SALE

Please Call

AGENTS

Veronica Davies

0477 961 338

vdavies@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**

inspection, call Veronica Davies on 0477 961 338.

MORE DETAILS

Property ID	18P7FBF
Property Type	House
Land Area	435.85 m2
Including	Toilets (2)
	Fire Place
	Built-in-Robes
	Fully Fenced
	lane access at rear

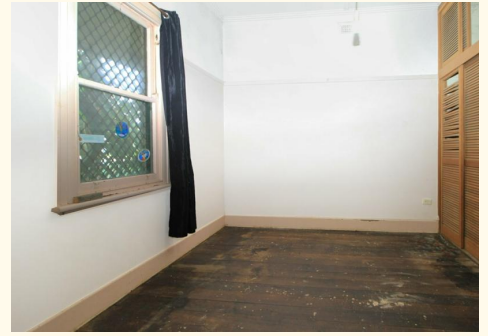
Veronica Davies 0477 961 338

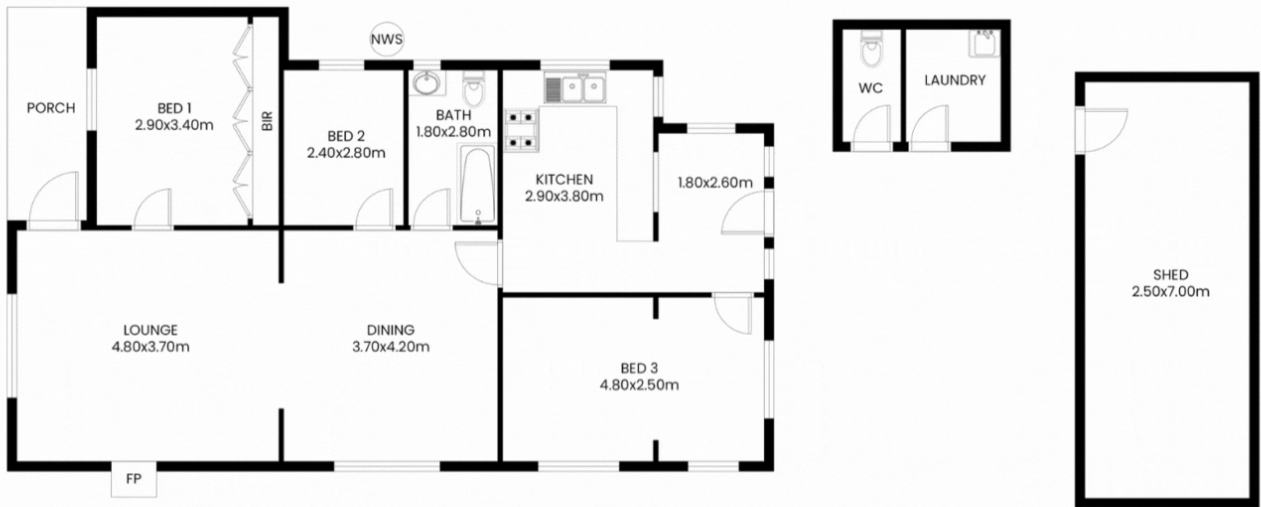
Sales Consultant | vdavies@ljhookerbairnsdale.com.au

LJ Hooker Bairnsdale (03) 5152 4172

195 Main Street, BAIRNSDALE VIC 3875

bairnsdale.ljhooker.com.au | bairnsdale@ljhookerbairnsdale.com.au





This floor plan including furniture, fixture measurements and dimensions are approximate and for illustrative purposes only. BoxBrownie.com gives no guarantee, warranty or representation as to the accuracy and layout. All enquiries must be directed to the agent, vendor or party representing this floor plan.



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.

