

The Difference

SOLD BY

**GIBSON
0422 227 668**

Sold



383 Wollombi Road, Bellbird

Location, Potential & Solid Opportunity




Located in the heart of Bellbird and just minutes to schools, sporting fields and local entertainment, this 3 bedroom brick and iron home offers unbeatable convenience and exciting granny flat potential (STCA).

Featuring open-plan living, a spacious 3-way bathroom, and a level 776sqm block with side access, it's ideal for first home buyers, downsizers, or investors.

Currently leased until 12/9/25 at \$430 per week plus water usage, it's a ready-made income earner or future home base.

Quick Facts:

- 3 bedrooms, master with built-in robe and private access to bathroom
- Open-plan lounge, dining, and kitchen
- Large 3-way bathroom, internal laundry
- Level 746.1 sqm block with side access granny flat potential (STCA)
- Moments to schools, restaurants, and sporting fields
- Leased at \$430 per week plus water usage a perfect set and

3  1  1 

FOR SALE

Please Call

AGENTS

Bryce Gibson
0422 227 668
bryce.gibson@ljhooker.com.au

AGENCY

LJ Hooker Cessnock
(02) 4050 6000

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We cannot guarantee or give any warranty about the information provided.
Interested parties must rely solely on their own enquiries.

 **LJ Hooker**

forget investment

A smart buy in a central location move in, rent out, or build your future here!

To make your next move contact Bryce Gibson on 0422227668 today

MORE DETAILS

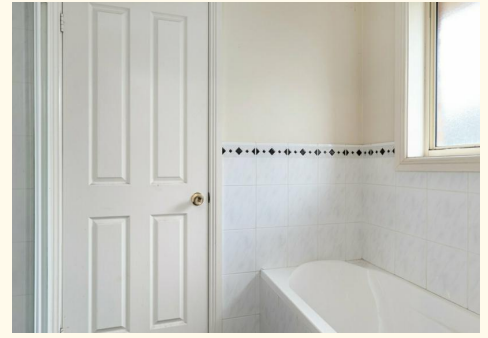
Property ID	1F8JF5N
Property Type	House
House Size	105 m2
Land Area	746 m2
Including	Air Conditioning Outdoor Entertaining Built-in-Robes Secure Parking Fully Fenced

Bryce Gibson 0422 227 668

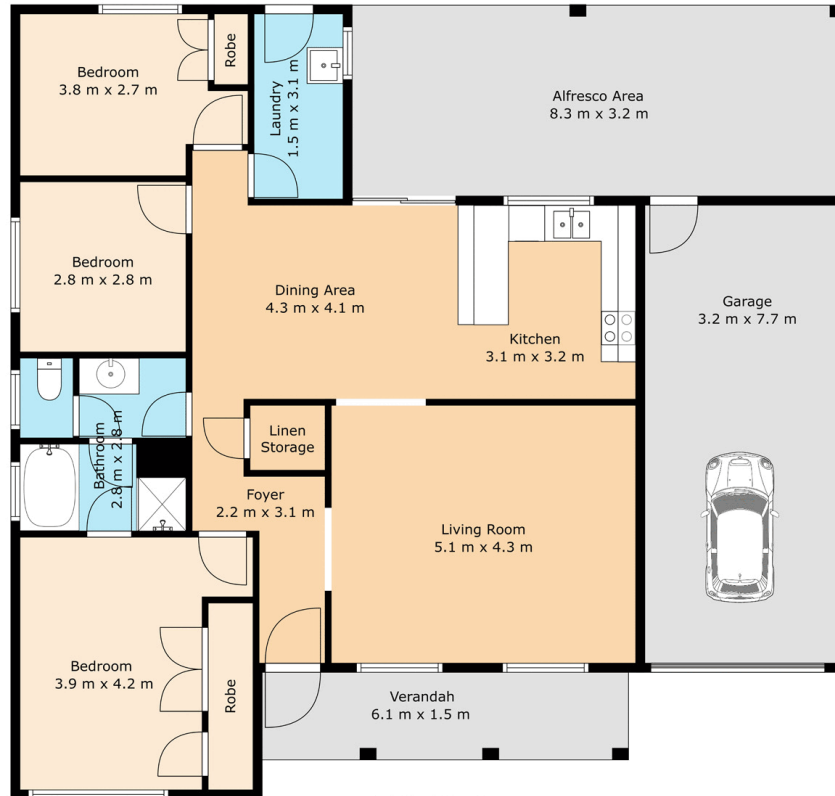
Sales Agent | Auctioneer | Valuer | Business Owner |
bryce.gibson@ljhooker.com.au

LJ Hooker Cessnock (02) 4050 6000

84 Vincent Street, CESSNOCK NSW 2325
cessnock.ljhooker.com.au | cessnock@ljhooker.com.au



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TOTAL: 105 m2

FLOOR 1: 105 m2

EXCLUDED AREAS: GARAGE: 25 m2, ALFRESCO AREA: 26 m2, VERANDAH: 9 m2
WALLS: 9 m2

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Cessnock

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