



512 Wollombi Road, Bellbird

## Character and Charm, Meets opportunity

Positioned on a generous 670.3m<sup>2</sup> block, this charming weatherboard and iron home offers the perfect blend of original character and practical living, ideal for first home buyers, investors or those seeking space with future potential.

From the moment you arrive, the return veranda sets the tone, welcoming you into a home that retains its classic period features while offering a world of opportunities.

Inside, you'll find 2 well-proportioned bedrooms, plus an additional smaller bedroom and a store room off the return verandah. A central lounge + dining opening on to the kitchen and return verandah. A layout that reflects the home's timeless design. Original details throughout add warmth and authenticity, creating a space that feels both inviting and full of character.

Stepping outside, the property continues to impress with an old wooden garage and the added convenience of rear lane access providing flexibility for storage, vehicles, or future enhancements (STCA).

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**FOR SALE**  
\$639,000

**VIEW**  
By Appointment

**AGENTS**  
Bryce Gibson  
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**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**

Property quick facts:

- Three bedrooms, one bathroom
- Character weatherboard and iron construction
- Rear lane access -670.3m<sup>2</sup>; block (approx.)
- Low density residential zoning

For more information on this property please contact listing agent Bryce Gibson on 0422 227 668

**MORE DETAILS**

Property ID	1J58F5N
Property Type	House
Land Area	691 m2

**Bryce Gibson 0422 227 668**

Sales Agent | Auctioneer | Valuer | Business Owner |  
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