



## Bellbird, 84 Edden Street

### Sprawling 2.5ha Bellbird Oasis With Endless Possibilities

Nestled in the heart of Bellbird, this charming property has been lovingly owned by the Williams family since 1920. Spanning an impressive 25,070 square metre's (6 acres) over two allotments, this property offers the perfect blend of location, history, and opportunity.

84 Edden Street Bellbird offers many opportunities. From 2 Street frontages that give you choice of access from either Edden Street or Tenant Street's. The two blocks also give you opportunity to either expand or grow your own business at home or simply enjoy the peaceful surroundings of the local wildlife.

You have two very large rural sheds awaiting their 21st-century transformation. Additionally, you have some old stables, machinery sheds and of course the double garage and workshop.

Let's not also forget the family Home offering three bedrooms, home office, large lounge



**For Sale**  
Please Call

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**LJ Hooker Cessnock**  
**(02) 4050 6000**



room and shady front veranda perfect to enjoy those warm summers afternoons with family

Zoned RU2 rural landscapes gives you a unique opportunity to have a rural property in the heart of suburbia.

Find out more about this landmark property please contact listing agent Bryce Gibson at LJ Hooker Cessnock for further details.

## More About this Property

Property ID	1G2UF5N
Property Type	House
Land Area	25070 m2
Including	Air Conditioning Outdoor Entertaining Workshop Secure Parking Fully Fenced Grey Water System Two Lots Two Rural sheds Two Street Frontages

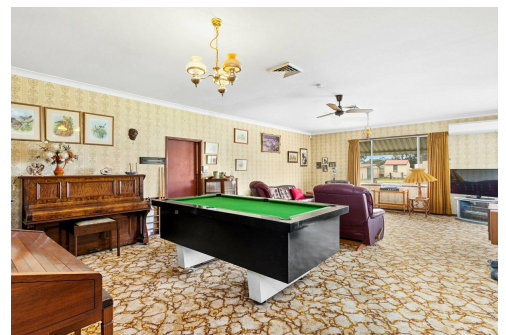
**Bryce Gibson 0422 227 668**

Selling Agent | Auctioneer | [bryce.gibson@ljhooker.com.au](mailto:bryce.gibson@ljhooker.com.au)

**LJ Hooker Cessnock (02) 4050 6000**

84 Vincent Street, CESSNOCK NSW 2325

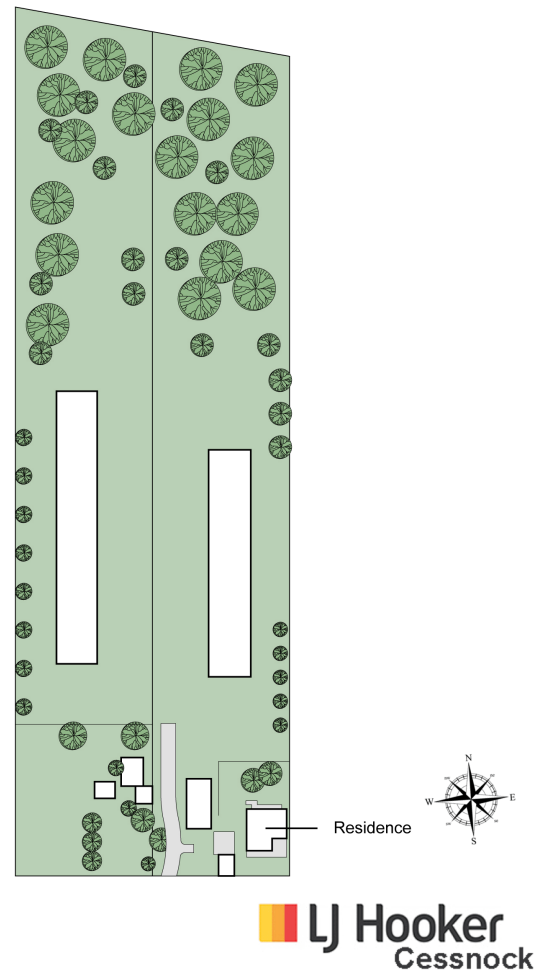
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