

## Evatt, 15 Gollan Street

### Renovators Delight

Located in a quiet street, this family home offers space, lifestyle and plenty of opportunity to create the home of your dreams.

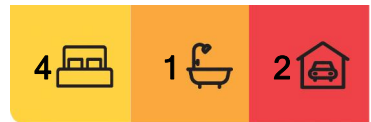
Mid way through a renovation the home is the ideal project for anyone that is handy and looking to add value. Knock down and start from scratch or work with what's here, the decision is up to you.

Make no mistake, this home must be sold. Don't miss out!

- \* 4 bedrooms, 2 with built in robes
- \* Bathroom and separate toilet
- \* Large family room
- \* Kitchen and meals area
- \* European laundry



**Disclaimer:** 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.



**For Sale**  
Auction

**View**  
[ljhooker.com.au/HP0CBF8H](http://ljhooker.com.au/HP0CBF8H)

**Contact**  
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0405 220 461  
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EER ★★★★★

**LJ Hooker Belconnen**  
(02) 6251 1477

- \* Ducted heating
- \* Deck off the meals area
- \* Off street parking and side access
- \* Large double garage and workshop

- \* Land Size: 682sqm
- \* Living Size: 157 sqm
- \* EER: 1.0
- \* Rates: \$2,920 p.a.
- \* Land Tax: \$4,838 p.a. (investors only)

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## More About this Property

<b>Property ID</b>	HP0CBF8H
<b>Property Type</b>	House
<b>House Size</b>	157 m2
<b>Land Area</b>	682 m2
<b>EER</b>	1

**George Vlandis 0437 398 774**

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**Anushka Poudel 0405 220 461**

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**LJ Hooker Belconnen (02) 6251 1477**

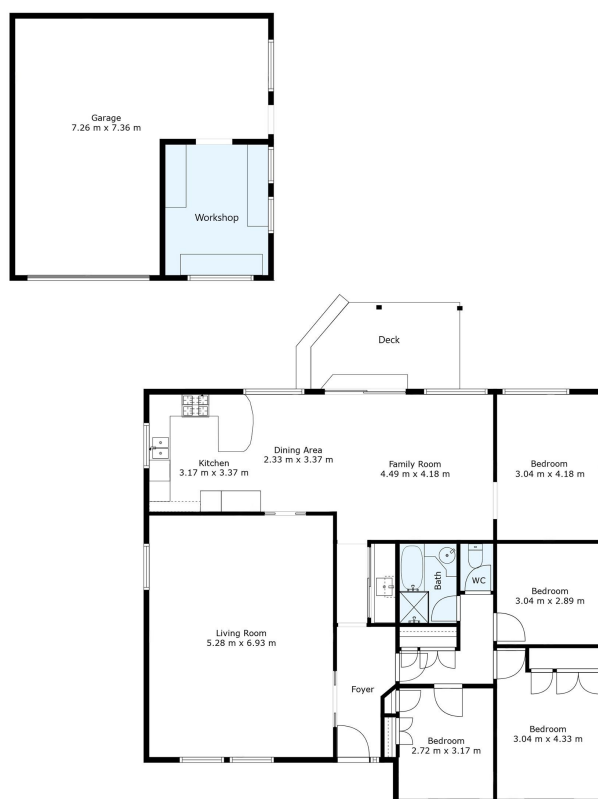
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## 15 Gollan Street, Evatt



*Disclaimer: Plans are indicative only and should be checked by the prospective purchaser. Plans shown are for presentation purposes and are not part of any legal document. All measurements and figures are approximate. The information herein is gathered from sources we believe to be reliable.*