



10 Bruse Street, Fernbank

ROOM TO BREATHE, BUSH AT YOUR BACK

Fernbank is the kind of place most people drive through without stopping. Those who do stop tend to stay. A quiet East Gippsland hamlet with a genuine sense of community, it offers the privacy and breathing room that smaller living is all about — and this weatherboard cottage, with crown land alongside, makes the most of both.




Enter into a light-filled, north-facing open plan living, dining and kitchen area, where a wood heater creates a warm and inviting focal point for the home.

This simple home layout includes three bedrooms, with central bathroom and laundry. The third bedroom offers flexibility and could easily serve as a second living space with direct access to the back deck. There is scope to personalise and put your stamp on it.

Outside there is a carport adjoining the home as well as a powered shed and workshop with multiple water tanks.

For those with fur-babies an inner, pet-safe fence has been installed behind the house within the boundary lines. The western and southern boundary is tree filled crown land to enhance the privacy of this generous block.

This home has practical bones, real privacy and a community that hovers in your peripheral vision rather than on top of you. Being 20

3  1  3 

FOR SALE
\$449,000

VIEW
By Appointment

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Interested parties must rely solely on their own enquiries.

 **LJ Hooker**

minutes to either Stratford or Bairnsdale, this property could be your next move and your last one.
This won't last long, contact Veronica to arrange an inspection.

MORE DETAILS

Property ID	18YPFBF
Property Type	House
Land Area	4038.5 m2
Including	Air Conditioning
	Toilets (1)
	Fire Place
	Workshop
	Built-in-Robes
	Water Tank

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FLOOR PLAN

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