



137 Gilbert Street, Latrobe

Live Here. Work Here. Invest Here.

Opportunities like this are becoming increasingly difficult to find.

Positioned in the centre of Latrobe, this character property offers something rarely available in today's market. A genuine opportunity to combine residential living, professional rooms or investment potential within one flexible property.

Currently configured to accommodate consulting rooms and professional services, the layout also provides comfortable residential accommodation with two bedrooms, kitchen facilities, multiple living spaces and three toilets. Whether you are looking for a home, business premises, a live/work arrangement or an investment with multiple possibilities, this property deserves your attention.

High ceilings, decorative lighting and period details create warmth and character throughout. The spaces feel inviting rather than commercial, making the property equally suited to professional use or residential occupation, subject to any required approvals.

The existing layout includes:
Reception or living area

2 1 6

FOR SALE
Offers Over \$695,000

VIEW
By Appointment

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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.

LJ Hooker

Multiple consulting rooms or offices
Two bedrooms
Kitchen and sunroom
Three toilets
Reverse cycle heating and wood heating
Flexible spaces suitable for work, guests or additional accommodation

Outside, the property offers a significant advantage for a central Latrobe location with extensive off street parking for staff, clients, residents or visitors. Established gardens soften the setting and create an appealing arrival experience.

Located within walking distance of cafes, shops, medical services and community facilities, this is a property that can adapt as your needs change.

Run your business. Create a home. Generate income. Or enjoy the flexibility to do all three.

Properties offering this level of versatility in such a tightly held location are rare.

The information contained herein has been supplied to us by sources which are considered reliable and we have no reason to doubt its accuracy. However, all interested parties should make their own enquiries to verify this information to be correct. All measurements are approximate and are for illustrative purposes only.

MORE DETAILS

Property ID	8R8HVM
Property Type	House
Land Area	706 m2
Including	Air Conditioning
	Toilets (3)
	Alarm
	Built-in-Robes

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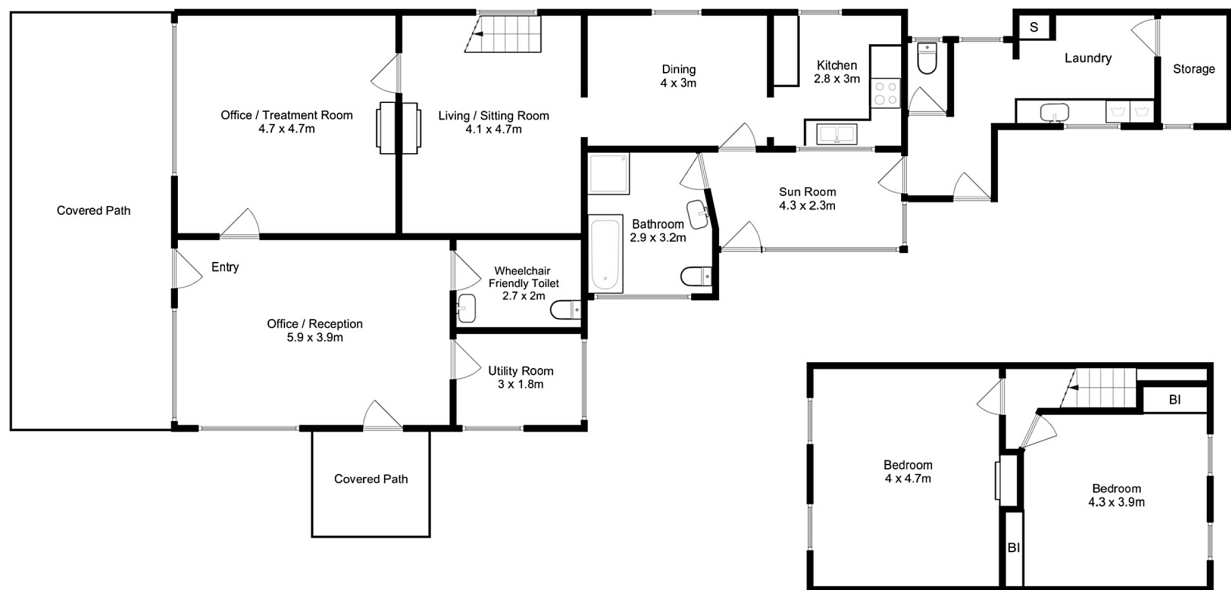
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Upper Level

137 Gilbert St, Latrobe

This plan is a sketch for illustration only.
All measurements are internal and approximate.
Outbuildings / exterior elements not in actual position.

