

12-14 Bridge Street East, Benalla, Vic 3672



House For Sale

Saturday, 4 May 2024

12-14 Bridge Street East, Benalla, Vic 3672

Bedrooms: 5

Bathrooms: 2

Parkings: 1

Area: 605 m2

Type: House



Shayne McKean
0438568287



Peter Symes
0437357026

\$699,000 - \$765,000

Welcome to 12-14 Bridge Street Benalla, a truly unique property blending heritage charm with modern versatility. This beautiful two-story building stands as a testament to architectural craftsmanship, boasting a heritage-listed status that adds prestige and character to its allure. Situated in the heart of Benalla's vibrant CBD and only metres away from the stunning Lake Benalla precinct. This one of a kind property offers an exceptional opportunity for both commercial and residential purposes, providing a dynamic space for various ventures. Purposely built for The Colonial Bank in 1866 this property exudes historic charm with its architectural details, including the original classical safe door. Its heritage listing ensures preservation, adding value and appeal to the premium. With its spacious layout and strategic location, the property presents an ideal setting for a range of commercial & residential endeavors. The ground floor offers ample space for retail, office, or hospitality ventures, capitalizing on high foot traffic and visibility. The versatile floor plan allows for customization to suit diverse business requirements or Residential Comfort. The upper floor of the facility features well-appointed bedrooms and bathrooms, providing comfortable living quarters. Whether utilized as a private residence or converted into upscale rental units, this level offers modern amenities while retaining the property's historic ambience. Residents will enjoy the convenience of urban living combined with the serenity of a heritage setting. One of the most enticing aspects of this property is its ability to generate dual income streams. The commercial space on the ground floor offers revenue opportunities through lease agreements or business operations, while the residential level provides additional rental income or serves as a luxurious owner's residence. The adaptable nature of the facility caters to a multitude of uses, accommodating the preferences of various investors or occupants. Whether seeking a profitable commercial investment, a distinguished residential abode, or a combination of both, this property offers endless possibilities for creativity and financial gain. Rarely does a property of this caliber and versatility become available on the market. Investors, entrepreneurs, and discerning individuals alike will appreciate the intrinsic value and potential. The property also boasts further development potential at the rear of the block taking full advantage of the stunning views that Lake Benalla has to offer. Get in quick and book your private inspection with Ray White Benalla today - 03 5762 2266.