

13 Salford Street, Goulburn, NSW 2580



House For Sale

Wednesday, 29 May 2024

13 Salford Street, Goulburn, NSW 2580

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Area: 556 m2

Type: House



Matthew Skillman

0248225737

\$580,000 - \$600,000

Located at 13 Salford Street, Goulburn, this charming home known as "Nell Cottage" is now available for sale. This character-filled house exudes warmth and nostalgia with its original construction dating back to around 1889. The cottage features three well-proportioned bedrooms, with the main bedroom boasting floor-to-ceiling built-in wardrobes and plantation shutters in all rooms. The cozy living area showcases original polished floorboards and a Lopi gas log fireplace for added comfort perfect for cosy nights in front of the fire. The combined dining and kitchen area offers gas cooking facilities and leads out to a sunroom/mudroom that connects to an oversized covered outdoor entertaining space. Additionally, there is access to the large laundry and a second toilet from this area. Renovated to a high standard, the property has been freshly painted inside and out. A new colorbond roof spans from front to back along with fresh insulation ensuring year-round comfort. Outside, there is a single carport on the side of the home along with two garden sheds for storage. The backyard is low maintenance with raised veggie garden beds on the 556.4m² block of land with rear lane access. This property would be particularly attractive to First Home Buyers looking for a cozy yet stylish home that retains its historical charm while offering modern comforts like heating systems and updated amenities. Downsizers may find this property appealing due to its manageable size yet spacious layout providing ample room for comfortable living without excessive maintenance requirements. Investors could see potential in this property as it offers unique character features that can attract tenants seeking a blend of heritage appeal and contemporary conveniences. Don't miss out on this rare opportunity! Contact Graeme Welsh Real Estate today to schedule your inspection before it's gone! Rental appraisal - \$460 per week.