

15 Church Street, Gloucester, NSW 2422

Raine&Horne.

House For Sale

Wednesday, 31 January 2024

15 Church Street, Gloucester, NSW 2422

Bedrooms: 2

Bathrooms: 2

Area: 759 m2

Type: House



John Booth

\$550,000

Looking for a project in a prime position? Only 140 metres from the main street roundabout, at the quiet end of Church Street, you will find this 1920's character cottage. Currently occupied as 2 flats, with extraordinary potential for conversion into a dream home, or hold as an ongoing duplex investment with DA approved for a separate dwelling at rear. Features of this opportunity include:--
- Only 140 metres from Gloucester's main street. - Great street appeal in a quiet location. - Ongoing investment with flexible options. - Enormous renovation & development potential. - Development Approval for a secondary dwelling at rear which will not impede views. - Elevated 759 sq.m. easy care block, level at rear. - Spectacular Bucketts Mountains views. - Ease of access via Gardiners Lane at side and rear. - Currently 2 x 1 bedroom flats each with living, dining, kitchenette, bathroom and laundry. - Let at \$300 p.w. (\$150 p.w. per flat). There is so much potential on offer here. Call John Booth 0417 230 236 at Raine & Horne Gloucester or 6558 1507 to check out this amazing opportunity for yourself. Disclaimer: We have obtained all information herein from sources we believe to be reliable; however, we cannot guarantee its accuracy. Prospective purchasers are advised to carry out their own investigations.